

# UNOFFICIAL COPY

Doc#: 2100840297 Fee: \$55.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 01/08/2021 11:49 AM Pg: 1 of 3

Prepared by:  
Bridget Nielsen  
Billd Exchange  
2700 W Anderson Lane Suite 206  
Austin, Texas 78757

SPACE ABOVE FOR RECORDER'S USE  
Reference ID 4213193

Please Return To:  
Billd Exchange:  
c/o Mail Center  
9450 SW Gemini Dr #7790  
Beaverton, Oregon 97008-7105

## SUBCONTRACTOR'S CLAIM OF LIEN

In the Office of the Recorder of Deeds  
County of Cook County, State of Illinois

**Claimant:**  
Billd Exchange  
2700 W Anderson Lane Suite 206  
Austin, Texas 78757

**Property Owner:**  
TERRENCE FOWLER & PATRICK JENSEN  
4035 N Southport Ave #2  
Chicago, IL 60613

**Hiring Party:**  
BrightLeaf Homes  
15 Spinning Wheel Road, Ste 124  
Hinsdale, IL 60521

**Prime Contractor:**  
BrightLeaf Homes  
15 Spinning Wheel Road, Ste 124  
Hinsdale, IL 60521

**Property P.I.N. Number:** 14-17-101-018-000

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The Claimant furnished labor, materials, services, tools and/or equipment of the following general description at the Property ("**Services**"): lumber (kneewalls, first deck floor system, basement walls, 1st and 2nd wall, front porch, main roof, deck) and ancillary materials

## The Contract:

Type of Contract	Written
Date of Contract	June 25, 2020
Last Furnishing Date	June 30, 2020
Total Contract Amount	\$25,618.41

## Amount Due and Claimed:

After deducting just offsets and credits, and accounting for all change orders, the amount demanded in this lien by the **CLAIMANT** is:

**\$25,618.41**

## Property:

The real property upon which the Project is constructed is the following described parcel(s) of land, and includes any and all structures and improvements located thereon, to which are to be charged with this Lien (the "**Subject Property**"):

**Address:** 4730 N. Dover St, Chicago, Illinois 60640

**County:** Cook County

**Legally Described As:** THE SOUTH 16-2/3 FEET OF LOT 292 AND NORTH 16-2/3 FEET OF LOT 293 IN SHERIDAN DRIVE SUBDIVISION, BEING A SUBDIVISION OF THE NORTH 3/4 OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 17, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. PARCEL TAX ID: 14-17-101-018-000

**THE UNDERSIGNED LIEN CLAIMANT**, above-identified as the **CLAIMANT**, hereby files a claim for a Mechanics Lien against the above-identified **PROPERTY OWNER**, and all other parties having or claiming an interest in the real estate above-identified as the **PROPERTY**; a claim for a Mechanics Lien is further asserted against the above- identified **PRIME CONTRACTOR**.

The **CLAIMANT** asserts that as of the above-indicated date of contract, the **PROPERTY OWNER** owned the property above-described as the **PROPERTY**.

Upon information and belief, the **CLAIMANT** asserts that the **PROPERTY OWNER**, or one knowingly permitted by it to do so, entered into a contract with the **PRIME CONTRACTOR** wherein the **PRIME CONTRACTOR** was to provide labor, materials, equipment, and/or other services for the construction of repairs, alterations and/or improvements upon the **PROPERTY**.

The **CLAIMANT** contracted with the **HIRING PARTY** by entering into the contract above-identified and described as the **CONTRACT**. The contract was such that the **CLAIMANT** would provide the above-described **SERVICES** to the **PROPERTY** for the total cost of the contract, above-identified. The **CLAIMANT** states that it did so provide the above-described **SERVICES**.

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The **CLAIMANT** last furnished labor and/or materials to the **PROPERTY** on the date above-indicated.

After giving the **PROPERTY OWNER, PRIME CONTRACTOR** and all other interested and relevant parties all just credits, offsets and payments, the balance unpaid, due and owing to the **CLAIMANT** is above-identified as the **AMOUNT OF CLAIM**; for which, with interest, the **CLAIMANT** claims liens on the **PROPERTY** and improvements.

Notice has been provided to the **PROPERTY OWNER**, and persons otherwise interested in the above described **PROPERTY**, as to the status of the undersigned as subcontractor as provided by the Mechanics Lien Act (Ill Rev Stat ch 82 ¶ 5, 24 (1991); 770 ILCS 60/5 and 60/24 (1992)).

### Signature of Claimant, and Verification

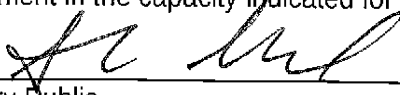
State of Louisiana county of Orleans

I, Lloyd Stallard, the undersigned, being of lawful age and being first duly sworn upon oath, do state that I am the authorized, limited and disclosed agent of the Claimant named herein, appointed for the purposes of filing this Claim of Lien, and that I have read the foregoing Claim of Lien, know the contents thereof, and as an agent appointed by the Claimant to sign the instrument I have been provided and thereby have knowledge of the facts, and certify that based thereupon, upon my information and belief the foregoing is true and correct, and that I believe them to be true.



Claimant, Billd Exchange  
Signed by Authorized and Disclosed Agent  
Print Name: Lloyd Stallard  
Dated: December 07, 2020

Sworn to and subscribed before me, undersigned Notary Public in and for the above listed State and County/ Parish, on this December 07, 2020, by Lloyd Stallard, who is known to me, or satisfactorily proved to me, to be the person whose name is subscribed to this document, and who acknowledged that he/she executed this document in the capacity indicated for the principal named.



Notary Public

