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Doc# 2110508317 Fee \$45.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 04/15/2021 04:16 PM PG: 1 OF 3

**GENERAL CONTRACTOR'S
CLAIM FOR MECHANICS LIEN**

STATE OF ILLINOIS)
) ss
COUNTY OF COOK)

HOYD BUILDERS INC. ("CLAIMANT")

Re: 611 Voltz Rd. Northbrook IL 60062
("PREMISES")

v.

HARRISON PROPERTIES LLC ("OWNER")
INTERNATIONAL BANK OF CHICAGO ("LENDER")

CLAIMANT, an Illinois corporation, located at 7204 Daybreak Ln. Long Grove, IL 60060, hereby files its Claim for Lien against OWNER, of 611 Voltz Rd. Northbrook, IL 60062, LENDER, of 5069 N. Broadway St. Chicago, IL 60640, and any persons claiming to be interested in the PREMISES, and states:

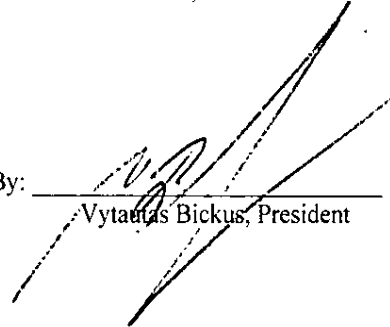
1. On December 18, 2020, prior thereto and subsequently, OWNERS owned fee simple title to the PREMISES located in Cook County, Illinois, the legal description of which is:

SEE LEGAL ATTACHED HERETO AS EXHIBIT A

2. OWNER made a written contract with CLAIMANT on or about May 25, 2019 whereby CLAIMANT was to provide labor, material, tools and equipment for the construction of a new single family home on the PREMISES; thereafter CLAIMANT completed its obligations pursuant to said contract on or about December 18, 2020 for the value of \$108,511.92 (revised from original contract amount of \$150,000).

3. To date, despite due demand for payment, CLAIMANT remains unpaid for said work and after all due credits in the amount of \$90,000.00, the amount left due, unpaid and owing to CLAIMANT is \$18,511.92, for which amount, plus interest and collection costs, including reasonable attorney's fees, CLAIMANT claims a lien on the PREMISES and improvements thereon.

HOYD BUILDERS, INC.

By: 
Vytautas Bickus, President

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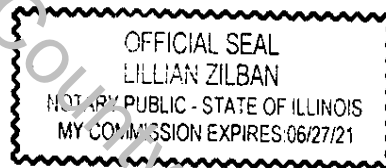
STATE OF ILLINOIS)
) ss.
COUNTY OF COOK)

The affiant, Vytautas Bickus, being first duly sworn on oath, deposes and says that he is the president of Hoyd Builders Inc., the lien claimant, that he has read the foregoing notice and claim for lien and knows the contents thereof, and that all the statements contained therein are true.

Vytautas Bickus

Subscribed and Sworn to before me
This 13 day of Apr, 2021.

Yuman Zilba
Notary Public



Prepared by and after recording return to:

LUCAS M. FUKSA
FUKSA KHORSHID, LLC
200 W. Superior St. Suite 410
Chicago, IL 60654
(312)266-2221

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EXHIBIT A LEGAL DESCRIPTION

That part of Lot 2 of County Clerk's Division in the North East Quarter of Section 14, Township 42 North, Range 12, East of the Third Principal Meridian, described as follows: Beginning on the East line of said Lot 2, 245 feet South of the North line of the North East Quarter of said Section 14; thence West parallel with said North line 467.84 feet to the place of beginning, of tract of land herein described; continuing thence West, parallel with the North line of said North East Quarter, 215.17 feet to a line 297.0 feet East of and parallel with the East line of Lot 3 in said County Clerk's Division; thence North parallel with the East line of said Lot 3, 245 feet to a point on the North line of said North East Quarter, which is 683.25 feet West of the East line of said Lot 2, thence East along the North line of said North East quarter 215.25 feet; thence South 245.0 feet to the place of beginning all in Cook County, Illinois.

PIN No(s): 04-14-200-055-0000

Property of Cook County Clerk's Office