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Doc#: 2113910046 Fee: \$55.00
Karen A. Yarbrough
Cook County Clerk
Date: 05/19/2021 09:53 AM Pg: 1 of 2

SUBCONTRACTOR'S NOTICE AND CLAIM FOR LIEN

STATE OF ILLINOIS)
) SS:
COUNTY OF COOK)

The claimant, WOOD STREET CABINET, INC., of 9951 W. 190th St., Suite F, Mokena, IL 60448, County of Will, State of Illinois, hereby files notice and claim for lien against RIGSBY BUILDERS, INC. (Contractor), c/o Registered Agent, Heidi E. Rigsby, 12719 Old Plank Dr., New Lenox, IL 60451, County of Will, State of Illinois, JOHN H. RAY, III and RIKKI K. RAY (Owners), 10044 S. Leavitt St., Chicago, IL 60643, County of Cook, State of Illinois, and FIGURE LENDING, LLC (Lender), c/o Registered Agent Illinois Corporation Service, 801 Adlai Stevenson Dr., Springfield, IL 62703, and states:

Above Space for Recorder's Use Only

That, on or about June 10, 2020, the Owners owned the following described land in the County of Cook, State of Illinois, to wit: **PIN NOS.: 25-07-311-027-0000 PROPERTY ADDRESS: 10044 South Leavitt Street, Chicago, IL 60643**

Legal Description: The East ½ of the South 10 Feet of Lot 7, and the East ½ of Lot 8 and the East ½ of the North 20 Feet of Lot 9, All in Block 4 in Walden Manor, Being a Subdivision of the East ½ of the Northwest ¼ of the Southwest ¼ of Section 7, Township 37 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

and RIGSBY BUILDERS, INC. was owner's contractor for the improvement thereof.

- (i) That, on or about June 10, 2020, said contractor made a subcontract with the claimant to: provide custom cabinetry including manufacturing and installing custom cabinets for the kitchen, 3 bathrooms and buffet with Extras of 4 XL rollouts, towel pullout and 5-piece drawers, additional door and shelves, which included, but was not limited to, material and labor, at the premises for and in said improvement, and that on March 9, 2021, the claimant completed thereunder
- (ii) All work required by said contract to be done.
- (iii) That said owner(s), or the agent, architect or superintendent of the above-referenced owners (a) cannot, upon reasonable diligence, be found in said County, or (b) does not reside in the County where the property is located.
- (iv) That said contractor is entitled to credits on account thereof as follows: \$24,478.00 leaving due, unpaid and owing to the claimant, after allowing all credits, the sum of \$2,580.00, for which, with interest, the claimant claims a lien on said land and improvements and on the monies or other considerations due or to become due from the owner under said contract against said contractor and owner and reserving and not waiving the right to claim a higher sum in a separate action or with respect to a separate remedy, issues a tentative credit against the amended contract price.

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THAT upon filing of this instrument all monies rightfully owed Claimant shall accrue interest at the statutory rate of 10% per annum, as described in the Illinois Mechanics Lien Act, and all other statutory and equitable remedies, Claimant claims a lien on the afore-described real property and improvements and on the material, fixtures, apparatus or machinery furnished, and on the moneys or other considerations due or to become due from the owner(s), or its (their) agent(s), under the original contract.

WOOD STREET CABINET, INC.

By *[Signature]*
JOEL POWLESS, President

STATE OF ILLINOIS)
) SS:
COUNTY OF Will)

The affiant, JOEL POWLESS, being first duly sworn, on oath deposes and says that he/she is the claimant, or officer of, or agent for the claimant ; that he/she has read the foregoing notice and claim for lien and knows the contents thereof; and that all the statements therein contained are true.

[Signature]
JOEL POWLESS

SUBSCRIBED and SWORN TO before me this 14th day of May, 2021.



[Signature]
Notary Public

This document was prepared by: MARK T. HICKEY & ASSOCIATES, P.C., 7220 W. 194TH Street, #101, Tinley Park, IL 60477
(name and address)

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Or Recorder's Office Box No. _____
(i) State what work the claimant was supposed to do.
(ii) "All work required by said contract to be done." or, "delivery of materials to the value of \$ _____," or "labor to the value of \$ _____", etc.
(iii) If there were extras, complete; if there were no extras, strike paragraph.
(iv) Strike either clause (a) or (b) or entire sentence, if not applicable.