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Doc# 2118922045 Fee \$45.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 07/08/2021 02:20 PM PG: 1 OF 2

[The Above Space For Recorder's Use Only]

GENERAL CONTRACTOR'S CLAIM FOR MECHANIC LIEN

THE CLAIMANT, Build Brand Development LLC d/b/a CL Development, located at 301 W Grand Ave., Suite 315, Chicago, Illinois 60654 claims a lien against the real estate more fully described below, and against the interest of the following entities in the real estate: **Patrick Ryan** (the "Owner") and any other person claiming an interest in the real estate more fully described below, stating as follows:

1. At all times relevant hereto and continuing to the present, **Patrick Ryan** owned the following described land in the County of Cook, State of Illinois, to wit:

PARCEL 1:

THE EAST 15.0 FEET OF THE WEST 74.73 FEET OF THE SOUTH 162.15 FEET OF THAT PART LYING EAST OF A LINE DRAWN PERPENDICULAR OF THE SOUTH LINE THEREOF THROUGH A POINT THEREIN 75.39 FEET EAST OF THE SOUTHWEST CORNER THEREOF OF THE FOLLOWING DESCRIBED PROPERTY, TAKEN AS A TRACT; THE WEST 563 FEET OF BLOCK 6 (EXCEPTING THE SOUTHERLY 6.50 FEET THEREOF) IN CITY FRONT CENTER, BEING A RESUBDIVISION IN THE NORTH FRACTION OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ILLINOIS, ACCORDING TO THE PLAT THEREOF RECORDED FEBRUARY 24, 1987 AS DOCUMENT 87106320, IN COOK COUNTY.

PARCEL 2:

EASEMENT FOR THE BENEFIT OF PARCEL 1 AFORESAID FOR INGRESS AND EGRESS OVER PORTIONS OF THE COMMON AREAS AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION OF EASEMENT RESTRICTIONS AND COVENANTS FOR THE EAST WATER PLACE RECORDED NOVEMBER 13, 1996 AS DOCUMENT NO. 96865968, AMENDED BY THE AMENDMENT OF THE DECLARATION OF EASEMENT RESTRICTIONS AND COVENANTS FOR THE EAST WATER PLACE RECORDED MAY 13, 1997 AS DOCUMENT NO. 97341699.

PIN: 17-10-221-026-0000

which property is commonly known as 408 E. North Water St., Unit D, Chicago, Illinois 60611.

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2. That on or about August 27, 2020, **Patrick Ryan** entered into an agreement with Claimant to provide labor and rough materials for construction and remodeling at said premises.

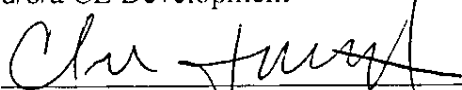
3. On or about April 29, 2021, Claimant completed its work under the agreement, which entailed the furnishing of said labor and rough materials.

4. That, as of this date, there is due, unpaid and owing to Claimant, after allowing all payments and credits, the principal sum of **Forty Eight Thousand Eight Hundred Ten and 00/100 Dollars (\$48,810.00)**.

5. Claimant claims a lien on the real estate and against the interest of Owners in the real estate and all other parties named above in the amount of **Forty Eight Thousand Eight Hundred Ten and 00/100 Dollars (\$48,810.00)**, plus interest in the statutory rate of ten percent (10%) per annum.


Dated: June , 2021

Build Brand Development LLC
d/b/a CL Development

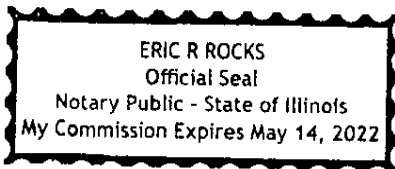

By: Christos Lardakis, Manager


State of Illinois)
) SS.
County of Cook)

The affiant, Christos Lardakis, being first duly sworn, on oath deposes that he is the Manager of the Claimant; that he has read the foregoing Claim for Lien and knows the contents thereof; and that all the statements therein contained are true and accurate.


By: Christos Lardakis, Manager

Subscribed and sworn before me, this 3 day of June , 2021.




Notary Public