

# UNOFFICIAL COPY



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STATE OF ILLINOIS )  
COUNTY OF COOK )

Doc# 2125645028 Fee \$50.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 09/13/2021 02:21 PM PG: 1 OF 2

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## CONTRACTOR'S MECHANIC'S LIEN

BE IT KNOWN, that the undersigned lien claimant, Avantair, Inc., located at 1838 Old Willow Rd., 60062 in Northbrook, located in the County of Cook in the State of Illinois, hereby files a claim for a Mechanic's Lien against Salvador Figueroa located at 6539 W. Cermak Road, Berwyn, Illinois, 60402. In the County of Cook, and hereinafter referred to as the "Owner", and any other persons, lenders, creditors or entities that have or may have a claim or interest in the below described real estate, and in support thereof states as follows:

BE IT KNOWN that on September 8, 2020, the aforementioned Owner, did own the following described real estate property located in the County of Cook, in the State of Illinois to wit:

The property being located at 6539 W. Cermak Road in the City of Berwyn, Illinois, and together with any improvements and other buildings, if any, is hereir after referred to as the "Premises", with said real estate having the permanent index identification number of 15-30-204-004-000 and the legal property description as follows:

LOT 6 IN BLOCK 4 IN GROH AND CHRISTIAN'S SUBDIVISION OF THE NORTH 1/2 OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 30, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

On September 8, 2020, the Lien Claimant entered into a written contract with the aforementioned Owner for installation of a kitchen exhaust system to an existing structure on said Premises for the original sum of \$61,000.00, which became due and payable upon completion of the installation, and/or project services.

The Lien Claimant satisfactorily completed and fulfilled its obligation to perform installation of a kitchen exhaust system to an existing structure on July 30, 2021, and the owner having inspected and approved of the work completed. To date, after allowing all payments and credits, the Lien Claimant is due a balance of \$19,000.00, which does not include the cost of any additional work, if any, completed upon the request of the Owner.

Lien Claimant, in good faith, provided the agreed upon labor and materials needed to install a kitchen exhaust system to an existing structure at the request of the Owner of the Premises. A final invoice was provided to the Owner itemizing cost of materials and labor with a request for final payment. Furthermore, 1 month has elapsed since the Owner was provided with the final balance due.

The Lien Claimant hereby states and affirms that there is a total outstanding balance of \$19,000.00 in which the aforementioned party has neglected and, after repeated collection attempts, refuses to submit payment. It is due to the Owner's breach of contract that the Claimant is entitled to have imposed a lien on the aforementioned and herein described property, along with any and all improvements located on the premises for the total outstanding sum owed, in addition to any interest and collection costs allowable by law pursuant to the State of Illinois Statutes.

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