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Doc#: 2133720082 Fee: \$57.00
Karen A. Yarbrough
Cook County Clerk
Date: 12/03/2021 11:13 AM Pg: 1 of 6

Prepared By & Return To:
Sunbelt Rentals, Inc.
1275 West Mound Street
Columbus, OH, 43223
Dina Fannin

Property of Cook County Clerk's Office

MECHANICS LIEN

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STATE OF OHIO
COUNTY OF FRANKLIN

SUBCONTRACTOR'S CLAIM FOR LIEN

IN THE OFFICE OF THE RECORDER OF DEEDS
COOK COUNTY, ILLINOIS

THE UNDERSIGNED LIEN CLAIMANT, Dina Pannin, of Sunbelt Rentals, Inc., hereby files a claim for Mechanics Lien against BM CONSTRUCTION GROUP, INC., PO BOX 562, MARENGO, IL 60152 (hereinafter referred to as "Contractor") and 900-950 CHURCH STREET PROPERTY LLC/BCL-GW 900-950 CHURCH STREET JV LLC, 450 SKOKIE BLVD. STE 604, NORTHBROOK, IL 60062 and DOGTOPIA ENTERPRISES, 6245 N 24TH PARKWAY SUITE 210, BILTMORE CORPORATE PARK, PHOENIX, AZ 85016 (hereinafter referred to as "Owner(s)"), and all other persons having or claiming an interest in the below described real estate, and states as follows:

900 CLARK ST, EVANSTON, ILLINOIS; LOT 1 IN DAVIS CHURCH SECOND RESUBDIVISION BEING A RESUBDIVISION OF LOT 1 IN DAVIS CHURCH RESUBDIVISION RECORDED AS DOCUMENT NO 00766688 IN THE SOUTHWEST QUARTER OF SECTION 18 TOWNSHIP 41 NORTH RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO THE PLAT OF DAVIS CHURCH SECOND RESUBDIVISION RECORDED AS DOCUMENT NO. 0020426116, FURTHER DESCRIBED IN OR DOCUMENT NO. 2119557010, ACCORDING TO THE PUBLIC RECORDS RECORDED IN COOK COUNTY, ILLINOIS; PARCEL ID NUMBER 11-18-125-014-0000, 10035790

1. As of the date of this document, Owner(s) owned the following described land in the County of COOK, State of Illinois, to wit:

Commonly known as 900 CLARK ST, and hereinafter together with all improvements referred to as the "premises";

2. On information and belief, on or about June 08, 2021, Owner, Owner's Tenant or one knowingly permitted by the Owner(s) to do so entered into a contract with Contractor wherein Contractor was to provide labor, materials and equipment for the construction of repairs, alterations and improvements to and for the benefit of the premises;

3. On June 08, 2021, Lien claimant furnished labor, materials and/or equipment to BM CONSTRUCTION GROUP, INC. in the amount of \$2,626.88 for said improvement;

4. At the special instance and request of Contractor, lien claimant furnished extra and additional materials to and extra and additional labor for said premises in the amount of \$0.00;

5. On October 19, 2021, lien claimant substantially completed (all required by said contract extras to be done) (delivery of materials to the value of \$2,626.88) (labor to the value of \$0.00) (labor, materials and work to the value of \$2,626.88) [except that from time to time thereafter lien claimant has, at the request of [Owner] [and] [Contractor], returned to the premises to perform certain completion work, the last occasion being on or about 10/19/21;

6. Owner, or the agent, architect or superintendent of Owner(s) (cannot, upon reasonable diligence, be found in said County) (do not reside in said County);

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7. On information and belief, the labor, materials, supplies, equipment and services for said work and in the improvement of the aforementioned premises performed and supplied by lien claimant was done with the knowledge and consent of the Owner(s) of the beneficial interest in the above named Trust holding record title to the premises;

8. Contractor is entitled to credits on account thereof as follows: Leaving due, unpaid and owing to lien claimant, after allowing all credits, the sum of \$2,505.38 for which, with interest, lien claimant claims a lien on the premises and improvements and to monies or other considerations due or to become due from Owner under said contract between Contractor and Owner(s);

9. Notice has been duly given to Owner, and persons otherwise interested in the above described real estate, as to the status of the undersigned as subcontractor as provided by The Mechanics Lien Act (Ill. Rev. Stat. ch. 82, § 5 and 24 (1991); 70 ILCS 60/5 and 60/24 (1992).

By: Dina Fannin
Dina Fannin, Agent

This instrument prepared and returned to:
Dina Fannin
Sunbelt Rentals, Inc.
1275 West Mound Street, Columbus, OH 43223

The foregoing instrument was acknowledged before me this 2nd day of November, 2021, by Dina Fannin, agent for Sunbelt Rentals, Inc., who is personally known to me or who has produced _____ as identification, and who did/did not take an oath.

Jennifer L. Edwards
NOTARY PUBLIC STATE OF OHIO
My commission expires: _____



Jennifer L. Edwards
NOTARY PUBLIC - OHIO
FRANKLIN COUNTY
MY COMMISSION EXPIRES 06/23/2024

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SUBCONTRACTOR'S NOTICE OF INTENTION TO FILE MECHANICS LIEN

*CERTIFIED MAIL, RETURN RECEIPT REQUESTED
RESTRICTED DELIVERY*

To:

OWNER OF PROPERTY:

9214890107899964147110
900-950 CHURCH STREET PROPERTY LLC/
BCL-GW 900-950 CHURCH STREET JV LLC
450 SKOKIE BLVD. STE 604
NORTHBROOK IL 60062

9214890107899964146717
DOGTPIA ENTERPRISES
6245 N 24TH PARKWAY SUITE 210, BILTMORE CORPORATE PARK,
PHOENIX, AZ 85016

PRIME CONTRACTOR:

9214890107899961197316
BM CONSTRUCTION GROUP, INC.
PO BOX 562
MARENGO, IL 60152

The following notice is given pursuant to the requirements of the Illinois Mechanics Lien Act. You are hereby notified that Claimant, Sunbelt Rentals, Inc., 1275 West Mound Street, Columbus, OH 43223, has been employed by BM CONSTRUCTION GROUP, INC., to furnish material and labor relating to DOGTPIA, for and in said improvement under said Original Contractor's contract with you at your property commonly known as 900 CLARK ST, and more fully described as follows:

900 CLARK ST, EVANSTON, ILLINOIS; LOT 1 IN DAVIS CHURCH SECOND RESUBDIVISION BEING A RESUBDIVISION OF LOT 1 IN DAVIS CHURCH RESUBDIVISION RECORDED AS DOCUMENT NO 00766688 IN THE SOUTHWEST QUARTER OF SECTION 18 TOWNSHIP 41 NORTH RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO THE PLAT OF DAVIS CHURCH SECOND RESUBDIVISION RECORDED AS DOCUMENT NO. 0020426116, FURTHER DESCRIBED IN OR DOCUMENT NO. 2119557010, ACCORDING TO THE PUBLIC RECORDS RECORDED IN COOK COUNTY, ILLINOIS; PARCEL ID NUMBER 11-18-125-014-0000; 10035788

and the amount due the Claimant less all amounts paid to date is: \$2,505.38

The undersigned claims a lien thereof against your interest in the above described property and also against the money due from you to BM CONSTRUCTION GROUP, INC. the Original Contractor. Pursuant to the Illinois Mechanics Lien Act the undersigned will file its subcontractor's claim for lien unless the aforesaid sum shall be paid within 10 days of this Notice.

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To the extent permitted by law, all waivers of lien heretofore given by Claimant in order to induce payment not received are hereby revoked. Acceptance of payment by Claimant of part, but not all, of the amount claimed due hereunder shall not operate to invalidate this Notice.

This 30 day of November, 2021

Sunbelt Rentals, Inc.
1275 West Mound Street, Columbus, OH 43223
800-508-4756

By: Dina Fannin
Dina Fannin, Agent

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STATE OF OHIO
COUNTY OF FRANKLIN

AFFIDAVIT

Dina Fannin, being first duly sworn, on oath deposes and says that he is an Agent of Sunbelt Rentals, Inc., and that he has read the foregoing Notice of Intention to File Mechanics Lien and knows the contents thereof; and that all of the statements therein are true.

By: Dina Fannin
Dina Fannin, Agent

Subscribed and sworn to before me this 30 day of November, 2021

Jennifer L. Edwards
Notary Public State of OHIO
My Commission Expires: _____



Jennifer L. Edwards
NOTARY PUBLIC - OHIO
FRANKLIN COUNTY
MY COMMISSION EXPIRES 08/23/2024

This instrument prepared and returned to:
Dina Fannin
Sunbelt Rentals, Inc.
1275 West Mound Street, Columbus, OH 43223
800-508-4756

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