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Doc#. 2201913148 Fee: \$55.00
Karen A. Yarbrough
Cook County Clerk
Date: 01/19/2022 11:01 AM Pg: 1 of 4

**MECHANIC'S LIEN:
CLAIM**

STATE OF ILLINOIS

COUNTY OF Cook

Reinke Gypsum Supply Co., Inc.

CLAIMANT

-VS-

Chicago Housing Authority
Southbridge 4 Master Owner, LLC
Southbridge 1-4 Housing, LLC
Citibank, N.A.
Illinois Housing Development Authority
City of Chicago
TCB Development Services LLC
New Hope Community Capital, Inc.
Chicago Housing Authority
The Habitat Company LLC
GS Southbridge 4% Investor Opportunity Fund LP Urban Investment Group
McShane Powers Joint Venture
Ashlaur Construction Company, Inc.

DEFENDANT(S)

The claimant, Reinke Gypsum Supply Co., Inc. of Elgin, IL, 60120 County of Cook, hereby files a claim for lien against Ashlaur Construction Company, Inc., of 1595 Valencia Court Columbus City, IL, a subcontractor to McShane Powers Joint Venture contractor of 9500 W. Bryn Mawr Avenue, Suite 200 Rosemont IL 60018, and Chicago Housing Authority Chicago, IL 60605 Southbridge 4 Master Owner, LLC (Ground Lessee) Boston, MA 02116 Southbridge 1-4 Housing, LLC (Master Tenant) Boston, MA 02116 (hereinafter collectively referred to as "owner(s)") and Citibank, N.A. New York, NY 10013 Illinois Housing Development Authority Chicago, IL 60601 City of Chicago Chicago, IL 60602 TCB Development Services LLC Chicago, IL 60603 New Hope Community Capital, Inc. Boston, MA 02116 Chicago Housing Authority Chicago, IL 60605 (hereinafter collectively referred to as "lender(s)") and The Habitat Company LLC (Manager) Chicago, IL 60654 GS Southbridge 4% Investor Opportunity Fund LP Urban Investment Group (Party in Interest) New York, NY 10282 and any persons claiming an interest in the premises herein and states:

That on 11/17/2020, the owner(s) owned the following described land in the County of Cook, State of Illinois to wit:

220141534 mlgc

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Street Address: **Southbridge Building 2310 S. State Street Chicago, IL 60616**

A/K/A: **See Attached Exhibit "A" for Legal Description**

A/K/A: **Tax# 17-28-218-028; 17-28-218-029; 17-28-218-030**

and Ashlaur Construction Company, Inc. was a subcontractor to McShane Powers Joint Venture owner's contractor, or in the alternative, Ground Lessee/Master Tenant's contractor for the improvement thereof. In the alternative, contractor contracted to improve the owner's property with the owner's authority or knowing permission. That on or about 11/17/2020, said subcontractor made a contract with the claimant to provide drywall, furring channel, screws, caulk and miscellaneous construction materials for and in said improvement, and that on or about 10/20/2021 the claimant completed thereunder all that was required to be done by said contract.

The following amounts are due on said contract:


Original Contract Amount	\$270,466.13
Change Orders/Extras	\$.00
Credits	\$.00
Work Not Performed	\$.00
Payments	\$194,660.99
Total Balance Due	\$75,805.14

leaving due, unpaid and owing to the Claimant after allowing all credits, the sum of **Seventy Five Thousand Eight Hundred Five Dollars and 14/100 (\$75,805.14) Dollars**, for which, with interest, the Claimant claims a lien on said land, beneficial interests, if any, recorded or unrecorded leasehold interest, if any, and improvements, and on the moneys or other considerations due or to become due from said contractor, subcontractor and/or owner(s) under said contract.

To the extent permitted by law, all waivers of lien heretofore given by Claimant, if any, 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.

IN WITNESS WHEREOF, the undersigned has signed this instrument on January 13, 2022.

Reinke Gypsum Supply Co., Inc.


 Kathryn Rosanova, Chief Financial Officer

Prepared By and Mail To:
Reinke Gypsum Supply Co., Inc.
 1400 Sheldon Drive
 Elgin, IL 60120

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VERIFICATION

State of IL
County of Cook

The affiant, Kathryn Rosanova, being first duly sworn, on oath deposes and says that the affiant is Chief Financial Officer of the Claimant; that the affiant has read the foregoing claim for lien and knows the contents thereof; and that all the statements therein contained are true.

Kathryn Rosanova
Kathryn Rosanova Chief Financial Officer

Subscribed and sworn before me this January 13, 2022.

Donna M Demchuk
Notary Public's Signature



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Exhibit "A"

LEGAL DESCRIPTION OF THE LEASEHOLD ESTATE

The Estate or Interest in the Land described below and covered herein is:

THE LEASEHOLD ESTATE CREATED BY THE GROUND LEASE EXECUTED BY: CHICAGO HOUSING AUTHORITY, AN ILLINOIS MUNICIPAL CORPORATION, AS LESSOR AND TCB DEVELOPMENT SERVICE LLC, AN ILLINOIS LIMITED LIABILITY COMPANY, AND SOUTHBRIDGE 4 MASTER OWNERS LLC, AN ILLINOIS LIABILITY COMPANY, AS ASSIGNEE/TENANT BY ASSIGNMENT AND ASSUMPTION AND AMENDMENT OF GROUND LEASE; WHICH GROUND LEASE IS DATED JANUARY 16, 2020 AND WAS RECORDED 1/17, 2020 AS DOCUMENT 2001719057 AND ASSIGNED BY ASSIGNMENT AND ASSUMPTION AND AMENDMENT OF GROUND LEASE DATED JANUARY 16, 2020 WHICH WAS RECORDED 1/17, 2020 AS DOCUMENT 2001719058, WHICH GROUND LEASE DEMISES THE FOLLOWING DESCRIBED LAND FOR A TERM OF 99 YEARS BEGINNING JANUARY 16, 2020 AND ENDING JANUARY 15, 2119.

THAT PART OF LOTS 1 THROUGH 12 (BOTH INCLUSIVE), THAT PART OF LOTS 40 THROUGH 46 (BOTH INCLUSIVE), AND THAT PART OF THE NORTH-SOUTH 15 FOOT WIDE PUBLIC ALLEY VACATED PER DOCUMENT NUMBER 15205877, RECORDED JANUARY 6, 1854, ALL IN BLOCK 10, IN ULLICH AND MULLKE'S ADDITION TO CHICAGO, A SUBDIVISION OF THE EAST HALF OF THE NORTHEAST QUARTER (EXCEPT THE SOUTH HALF OF THE SOUTH HALF THEREOF) IN SECTION 28, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 1; THENCE SOUTH 01 DEGREES 31 MINUTES 56 SECONDS EAST, ALONG AN ASSUMED BEARING, BEING THE EAST LINE OF SAID LOTS 1 THROUGH 12, ALSO BEING THE WEST LINE OF STATE STREET, 289.70 FEET; THENCE SOUTH 88 DEGREES 29 MINUTES 48 SECONDS WEST 116.21 FEET; THENCE NORTH 01 DEGREES 31 MINUTES 56 SECONDS WEST 74.55 FEET; THENCE SOUTH 88 DEGREES 28 MINUTES 04 SECONDS WEST 35.00 FEET; THENCE NORTH 01 DEGREE 31 MINUTES 56 SECONDS WEST 151.00 FEET; THENCE NORTH 88 DEGREES 28 MINUTES 04 SECONDS EAST 37.00 FEET; THENCE NORTH 01 DEGREE 31 MINUTES 56 SECONDS WEST 64.15 FEET TO A POINT ON THE NORTH LINE OF SAID LOT 1; THENCE NORTH 88 DEGREES 29 MINUTES 48 SECONDS EAST ALONG SAID NORTH LINE, ALSO BEING THE SOUTH LINE OF W 21ST STREET 114.21 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

PIN(s): 17-28-218-028
17-28-218-029
17-28-218-030

Address(es): 2310 S. State Street
Chicago, Illinois