

# UNOFFICIAL COPY

## NOTICE OF COMMERCIAL REAL ESTATE BROKER LIEN

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



Doc# 2202519072 Fee \$45.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 01/25/2022 03:34 PM PG: 1 OF 3

ENTRE COMMERCIAL REALTY LLC,

Broker-Claimant,

vs.

7100 S. HARLEM AVENUE, LLC,

Owner.

Notice is hereby given that the undersigned Broker-Claimant, whose real estate license number is 481.010648, and whose office address is 3550 Salt Creek Lane, Suite 104, Arlington Heights, Illinois 60005, makes the following statement and claims for a Commercial Real Estate Broker Lien under the law entitled "Commercial Real Estate Broker Lien Act" 770 ILCS 15/1, et seq., and states:

1. That the following described real property ("Property") located at 7100-7110 S. Harlem Ave., Chicago, Cook County, Illinois 60084 whose PIN's are: 18-25-205-033-0000; 18-25-205-035-0000; and 18-25-205-005-0000; and which is legally described on Exhibit A attached hereto is improved with a commercial building. The record owner of the Property is 7100 S. Harlem Avenue, LLC ("Owner");

2. That there is a written agreement signed by Owner or its agent as to the sale or lease of commercial real estate by which Owner is obligated to pay Broker-Claimant compensation;

3. That the Broker-Claimant provided services to and for said Owner and is in compliance with Broker-Claimant's obligations under the written agreement to which Owner is a party;

4. That the amount of the compensation to which Broker-Claimant is entitled is One Hundred Thirty-Two Thousand 00/100ths Dollars (\$132,000.00); and

5. Broker-Claimant now claims a lien on the Property and all improvements thereon and against all persons interested therein in the sum of One Hundred Thirty-Two Thousand 00/100ths Dollars (\$132,000.00).

Entre Commercial Realty LLC

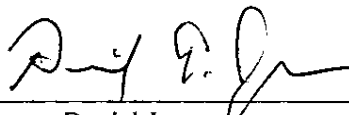
By: \_\_\_\_\_

# UNOFFICIAL COPY

Daniel Jones

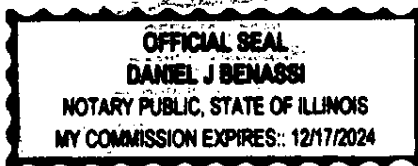
STATE OF ILLINOIS )  
  ) SS  
COUNTY OF COOK )

Daniel Jones, being first duly sworn on his oath, deposes and states that he has read the foregoing Lien Notice for Commercial Real Estate Broker Lien and knows the contents thereof and that all the statements therein contained are true and accurate to the knowledge of the undersigned.

  
\_\_\_\_\_  
Daniel Jones

Subscribed and sworn to before me  
This 24<sup>th</sup> day of January, 2022

  
\_\_\_\_\_  
Notary Public



Prepared by and upon recording return to: James A. Hochman Esq.  
Schain Banks Kenny & Schwartz, Ltd.  
70 W. Madison Street  
Suite 2300  
Chicago, IL 60602

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## EXHIBIT A

### LEGAL DESCRIPTION

PARCEL 1:

LOT 1 IN ONSLICK AND GAW ADDITION TO BRIDGEVIEW BEING A RESUBDIVISION OF THE WEST 100 FEET OF LOT 1 AND THE NORTH 100 FEET OF THAT PART OF LOT 1 LYING EAST OF THE WEST 100 FEET THEREOF IN F.H. BARTLETT'S HARLEM AVE AND 71<sup>ST</sup> STREET SUBDIVISION IN THE EAST ½ OF THE NORTHEAST ¼ OF SECTION 25, TOWNSHIP 38 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THE EAST 181.97 FEET (EXCEPT THE NORTH 100 FEET) OF LOT 1 IN F.H. BARTLETT'S HARLEM AND 71<sup>ST</sup> STREET FARMS BEING A SUBDIVISION OF THE EAST ½ OF THE NORTHEAST ¼ (EXCEPT THE EAST 50 FEET THEREOF) OF SECTION 25, TOWNSHIP 38 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN REFERENCE BEING HAD TO THE PLAT RECORDED DECEMBER 24, 1936 AS DOCUMENT 11927277 IN COOK COUNTY, ILLINOIS.

ADDRESS: 7100-7110 S. HARLEM AVENUE, BRIDGEVIEW, IL 60455

PIN's: 18-25-205-033-0000

18-25-205-035-0000

18-25-205-005-0000