

**UNOFFICIAL COPY**

RELEASE OF  
MECHANIC'S LIEN



Doc# 2213815028 Fee \$45.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 05/18/2022 01:43 PM PG: 1 OF 3

### Release of Mechanic's Lien

The Illinois Mechanics Lien Act, 770 ILCS 60/35, requires that the following language be included in a release of mechanics lien:

**FOR THE PROTECTION OF THE OWNER, THIS RELEASE SHOULD BE FILED WITH THE RECORDER OR THE REGISTRAR OF TITLE IN WHOSE OFFICE THE CLAIM FOR LIEN WAS FILED.**

WHEREFORE, the Lien Claimant (American Thermal Window Products, Inc.) was a participant in an installation of windows and other services at the Subject Property.

WHEREFORE, a dispute arose regarding payment for the Lien Claimant's work and the Lien Claimant did file a Lien Claim; and

WHEREFORE, the Lien Claimant now wishes to clear the Lien Claim from title to the Subject Property, fully and finally.

NOW THEREFORE, by signature and attestation below, the Lien Claimant does hereby fully, finally, irrevocably and without condition waive and release all mechanics lien claims stated in the Lien Claim.

**The "Subject Property" is the following:**

Street Address: 7509 W. Pratt Avenue, Chicago, IL. 60631  
City, State, ZIP: Chicago, IL. 60631

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PIN: 09-36-401-001-0000

the legal description, if known, should be attached to this Release as Exhibit A.

**The "Lien Claim" is the following:**

Lien Claimant (contractor or sub): American Thermal Window Products, Inc.

Owner(s): Doreen Cecchini, Living Trust of Doreen Louis Ciesla Cecchini and Wells Fargo

Document Number: 2119045019

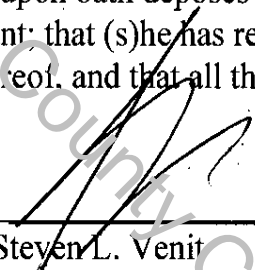
Filing Date: July 9, 2021

County of Filing: Cook County Recorder of Deeds

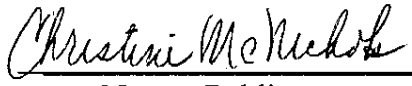
State of Illinois )  
                                  )  
County of Cook    )

The undersigned Affiant, first being duly sworn upon oath deposes and says that (s)he has authority to sign on behalf of the Lien Claimant; that (s)he has read the foregoing Release of Lien, that (s)he knows the contents thereof, and that all the statements therein contained are true.

Date: May 18, 2022

Signed:   
Steven L. Venit  
Attorney of Record for American Thermal Window Products, Inc.

Subscribed and sworn to before me this date:

  
Notary Public



PREPARED BY:

Steven L. Venit  
3240 W. Irving Park Rd.  
Chicago, IL. 60618

MAILED TO:

Steven L. Venit  
3240 W. Irving Park Rd.  
Chicago, IL. 60618

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## LEGAL DESCRIPTION

LOT 16 (EXCEPT THAT PART THERE OF LYING SOUTHWESTERLY OF A STRAIGHT LINE DRAWN BETWEEN A POINT ON THE NORTHWESTERLY LINE THERE OF, BEING THE EAST LINE OF OLIPHANT AVENUE, 19 FEET NORTHEAST OF THE SOUTHWEST CORNER OF SAID LOT 16, AND A POINT OF THE SOUTHEASTERLY LINE OF SAID LOT 16, BEING THE WESTERLY LINE OF THE ALLEY AJJOINING LOT 16, 19 FEET NORTHEAST OF THE SOUTHEAST CORNER OF SAID KIT 16, SAID PORTION OF SAID LOT 16 SO EXCEPTED BEING A TRACT ONE HUNDRED AND TWENTY FOUR FEET IN LENGTH AND NINETEEN FEET IN WIDTH ADJOINING LOTS 15 AND EXTENDING FROM OLIPHANT AVENUE TO ALLEY) IN BLOCK 19 IN EDISON PARK BEING A SUBDIVISION IN SECTION 36, TOWNSHIP 41 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office