

Prepared by, recording requested by and return to:

Name: Michael Dimand
Company: Dimand Law Offices, P.C.
Address: 125 E. Lake St., Suite 206
City: Bloomingdale
State: IL Zip: 60108
Phone: (847) 641-5177
Fax: (847) 648-4125

Doc#: 2229049127 Fee: \$55.00
Karen A. Yarbrough
Cook County Clerk
Date: 10/17/2022 01:30 PM Pg: 1 of 2

-----Above this Line for Official Use Only-----

SUBCONTRACTOR'S MECHANIC'S LIEN -- NOTICE AND CLAIM

STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

The undersigned Claimant, More Professional Landscaping, Inc., of Streamwood, County of Cook (the "Claimant"), hereby claims a mechanics lien pursuant to the Mechanics Lien Act of the State of Illinois against Michael S. Baker & Amy E. Myers, a/k/a Amy Baker, legal owner(s) of the property commonly known as 631 N. Drury Lane Arlington Heights, IL 60004, County of Cook (the "Owners")

- 1. Owner(s) now holds title to that certain real property in the County of Cook, State of Illinois (the "Property"), to wit:

LEGAL DESCRIPTION

The Property is commonly known as 631 N. Drury Lane Arlington Heights, IL 60004, County of Cook, Permanent Real Estate Index Number 03281150140000.

- 2. On information and belief, prior to August 1, 2022 Owners and Owners' Agent entered into a contract for work to be performed at the Property by Owners' Agent as a general contractor (the "Contract").
3. On or about August 1, 2022, Claimant and Owners' Agent entered into that agreement for the performance of certain work and/or the delivery of certain materials by Claimant (the "Work") for the sum of Twenty Three Thousand Seven Hundred Ninety Dollars (\$23,790.00) (the "Contract Sum").
4. On or about August 15, 2022, Claimant completed all of the Work under the terms of and in accordance with the Contract, in that Claimant supplied all labor and materials necessary for performance of its duties under the Contract for the improvements to the Property.
5. All of the labor and materials furnished and delivered by Claimant were furnished

UNOFFICIAL COPY

to and used in connection with the improvement of the Property, and the last of such labor and materials was furnished, delivered and performed, and the work contemplated under the Contract completed, on or about August 15, 2022.

- 6. There is now justly due and owing the Claimant after allowing to the Owners' Agent all credits, deductions and offsets, the sum of Ten Thousand Two Hundred Ninety Dollars (\$10,290.00) plus interest at the rate specified in the Illinois Mechanics Lien Act.
- 7. Claimant now claims a lien on the above-described Property, and on all of the improvements thereon, against the Owner, the Owner's Agent and all persons interested therein for Ten Thousand Two Hundred Ninety Dollars (\$10,290.00) plus interest at the rate specified in the Illinois Mechanics Lien Act, as well as court costs and attorney fees.
- 8. General Contractor Verdi Designs Company resides in or is located in Cook County, Illinois.

More Professional Landscaping, Inc.

BY:

[Signature]
One of the Claimant's Attorneys

STATE OF ILLINOIS)
)
 COUNTY OF COOK) SS.

CERTIFICATION

The Affiant, Emmanuel Perez, being first duly sworn, on oath deposes and says he is one of the principals of More Professional Landscaping, Inc. ("Claimant"); that the Affiant has read the foregoing Notice and Claim for Lien and knows the contents thereof; and that statements therein contained are true to the best of Affiant's knowledge.

BY:

[Signature]
CLAIMANT

Subscribed and Sworn to Before me this 23 of September 2022.

BY:

[Signature]
Notary Public

[SEAL]

