

UNOFFICIAL COPY

SUBCONTRACTOR'S CLAIM FOR LIEN

Doc# 2301734023 Fee \$45.00

STATE OF ILLINOIS)
) ss.
COUNTY OF COOK)



2301734023

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 01/17/2023 01:52 PM PG: 1 OF 4

The claimant, PEDRO SANDOVAL, of 818 S Kolmar Ave, Chicago, IL 60624, hereby files its notice and claim for lien against 3618 N. LEAVITT, LLC., and/or MARK W. MEAGHER of 805 Lake St #368, Oak Park, IL 60301 and MAHER CONSTRUCTION GROUP of 805 Lake St #368, Oak Park, IL 60301 and any persons claiming to be interested in the premises herein, and states:

1. That on September 30, 2022, Owner owned the following described land in the County of Cook, State of Illinois, to wit:

LOT 14 IN WM. ZELONSKY'S SUBDIVISION OF BLOCK 24 IN EXECUTORS OF W. E. JONES SUBDIVISION OF SECTION 19, TOWNSHIP 40 NORTH RANGE 14 EAST OF THE OF THE THIRD PRINCIPAL MERIDIAN EXCEPT THE SOUTHEAST ¼ OF THE NORTHWEST ¼ AND EXCEPT THE EAST ½ OF THE SOUTHEAST ¼ OF SECTION 19, TOWNSHIP 40 NORTH RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property Index Number: 14-19-127-029-000

Commonly known as 3618 N Leavitt St, Chicago, IL 60618, and MAHER CONSTRUCTION GROUP, was Owner's contractor for the improvement thereof.

2. That on or about September of 2022, the contractor made an oral subcontract with the claimant to complete repairs on the property for and in the improvement, and that on September 30, 2022, the claimant, completed work to the value of \$14, 000.00 (fourteen thousand dollars).

3. That the contractor is entitled to credits on account thereof in the amount of \$14, 000.00 (fourteen thousand dollars).

Leaving due, unpaid, and owing to the claimant, after allowing all credits, the sum of \$14, 000.00 (fourteen thousand dollars), for which, with interest, the claimant claims a lien against Contractor and Owner on the land and improvements and on the money or other consideration due or to become due from Owner under the contract.

AFFIDAVIT

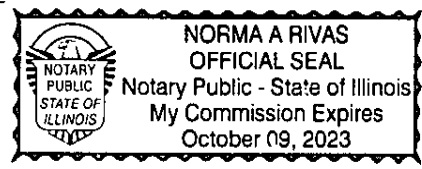
STATE OF ILLINOIS)
) ss.
COUNTY OF COOK)

The affiant, PEDRO SANDOVAL, being first duly sworn on oath, deposes and says that he is the lien claimant, that he has read the foregoing notice and claim for lien and knows the contents thereof, and that all the statements therein contained are true.

PEDRO SANDOVAL

Subscribed and sworn to before me this
01 day of December, 2022.

Norma A Rivas
Notary Public



UNOFFICIAL COPY
NOTICE OF CLAIM OF SUBCONTRACTOR OR MATERIAL SUPPLIER (170 ILCS 60/24)

STATE OF ILLINOIS)
) ss.
COUNTY OF COOK)

TO: MAHER CONSTRUCTION GROUP
 805 Lake St #368,
 Oak Park, IL 60301

&

3618 N. LEAVITT, LLC., and/or MARK W. MEAGHER
805 Lake St #368,
Oak Park, IL 60301

You are hereby notified that PEDRO SANDOVAL, the undersigned, has been employed by MAHER CONSTRUCTION GROUP to complete repairs under its contract with you, on your property at

LOT 14 IN WM. ZELONSKY'S SUBDIVISION OF BLOCK 24 IN EXECUTORS OF W. E. JONES SUBDIVISION OF SECTION 19, TOWNSHIP 40 NORTH RANGE 14 EAST OF THE OF THE THIRD PRINCIPAL MERIDIAN EXCEPT THE SOUTHEAST ¼ OF THE NORTHWEST ¼ AND EXCEPT THE EAST ½ OF THE SOUTHEAST ¼ OF SECTION 19, TOWNSHIP 40 NORTH RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property Index Number: 14-19-127-029-000

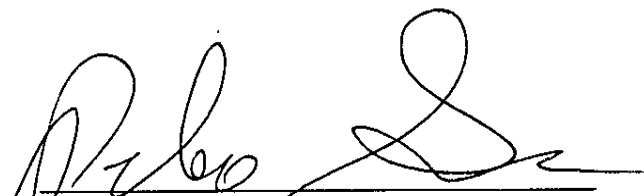
Commonly known as 3618 N Leavitt St, Chicago, IL 60618, and that there is due the undersigned therefor the sum of \$14, 000.00 (fourteen thousand dollars). The undersigned claims a lien therefor against the above-described property, against your interest therein, and against any money or other considerations due from you to the contractor.

AFFIDAVIT

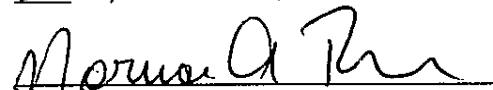
STATE OF ILLINOIS)
) ss.
COUNTY OF COOK)

The affiant, FRANCISCO ROMAN, being first duly sworn on oath, deposes and says that he served the notice by delivering a true copy thereof to 3618 N. LEAVITT, LLC., and/or MARK W. MEAGHER of 805 Lake St #368, Oak Park, IL 60301 on December 01, 2022, at 5:00 pm.

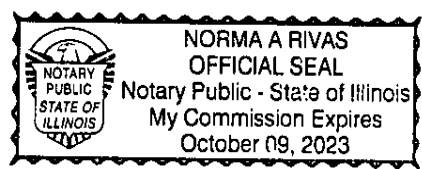
Subscribed and sworn to before me this
01 day of December, 2022.



PEDRO SANDOVAL



Notary Public



UNOFFICIAL COPY
NOTICE OF CLAIM OF SUBCONTRACTOR TO OWNER (770 ILCS 60/5 AND 60/21)

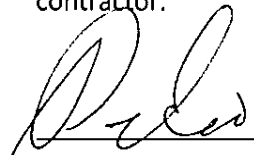
STATE OF ILLINOIS)
) ss.
 COUNTY OF COOK)

TO: MAHER CONSTRUCTION GROUP
 805 Lake St #368,
 Oak Park, IL 60301

&

3618 N. LEAVITT, LLC., and/or MARK W. MEAGHER
 805 Lake St #368,
 Oak Park, IL 60301

You are hereby notified that PEDRO SANDOVAL, of 818 S Kolmar Ave, Chicago, IL 60624, has been engaged and employed by contractor MAHER CONSTRUCTION GROUP, in September 2022, to complete repairs and did, accordingly, on September 30, 2022, start the work required to be done by the contract and will continue to do the work required to be done by the contract for the premises owned and occupied by you at 3618 N Leavitt St, Chicago, IL 60618; and that the total contract price for the materials and supplies is \$14, 000.00 (fourteen thousand dollars). The undersigned claims a lien therefor against the above-described property, against your interest therein, and against money due from you to the contractor.



 PEDRO SANDOVAL

NOTICE TO OWNER

The subcontractor providing this notice has performed work for or delivered material to your home improvement contractor. These services or materials are being used in the improvements to your residence and entitle the subcontractor to file a lien against your residence if the services or materials are not paid for by your home improvement contractor. A lien waiver will be provided to your contractor when the subcontractor is paid, and you are urged to request this waiver from your contractor when paying for your home improvements.

Note also that, in Illinois, this notice, pursuant to 770 ILCS 60/5, must


- a. be served personally on the owner or the owner's agent or served by certified mail, return receipt requested;
- b. be addressed to the occupant or to the agent of the residence (WARNING: A signed return receipt is required or service may not be accomplished. This is in contradistinction to 770 ILCS 60/24, which provides that service is affected by mailing under that section's specified terms.);
- c. be served within 60 days of first furnishing materials or labor; and
- d. contain:
 1. the name and address of the subcontractor or material supplier;
 2. the date the subcontractor or material supplier started to work or deliver materials;
 3. the type of work done or material delivered or to be done or delivered;
 4. the name of the contractor requesting the work; and
 5. the "NOTICE TO OWNER" warning set out above.

UNOFFICIAL COPY

AFFIDAVIT

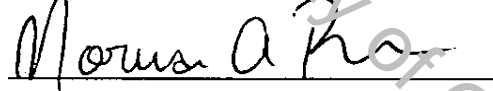
STATE OF ILLINOIS)
) ss.
COUNTY OF COOK)

The affiant, PEDRO SANDOVAL, being first duly sworn on oath, deposes and says that he is the lien claimant, that he has read the foregoing notice and claim for lien and knows the contents thereof, and that all the statements therein contained are true.

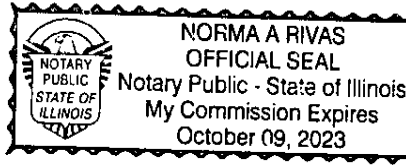


PEDRO SANDOVAL

Subscribed and sworn to before me this
01 day of December, 2022.



Notary Public



Property of Cook County Clerk's Office