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Doc#. 2304110072 Fee: \$55.00
Karen A. Yarbrough
Cook County Clerk
Date: 02/10/2023 03:56 PM Pg: 1 of 3

MECHANIC'S LIEN:
CLAIM

STATE OF ILLINOIS }
 }
COUNTY OF Cook }

Skyline Plastering, Inc.

CLAIMANT

-VS-

Wal-Mart Real Estate Business Trust
The Bowa Group Inc.

DEFENDANT(S)

The claimant, **Skyline Plastering, Inc.** of St. Charles, IL, 60174 County of **Kane**, hereby files a claim for lien against **The Bowa Group Inc.**, contractor of 7050 S. Stony Island Avenue, Chicago, IL and **Wal-Mart Real Estate Business Trust** Bentonville, AR 72716 {hereinafter referred to as "owner(s)"} and any persons claiming an interest in the premises herein and states:

That on **4/21/2022**, the owner(s) owned the following described land in the County of **Cook**, State of Illinois to wit:

Street Address: **Wal-Mart # 5486-235 4005 W. 167th Street Country Club Hills, IL 60478**

A/K/A: **See attached legal description Exhibit "A"**

A/K/A: **Tax# 28-27-201-006**

and **The Bowa Group Inc.** was the owner's contractor for the improvement thereof. That on or about **4/21/2022**, said contractor made a subcontract with the claimant to provide **labor and material for EIFS reskim** for and in said improvement, and that on or about **11/11/2022** the claimant completed thereunder all that was required to be done by said subcontract.

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The following amounts are due on said subcontract:


Original Contract Amount	\$11,450.00
Change Orders/Extras	\$16,840.00
Credits	\$.00
Work Not Performed	\$.00
Payments	\$10,877.50
Total Balance Due	\$17,412.50

leaving due, unpaid and owing to the Claimant after allowing all credits, the sum of **Seventeen Thousand Four Hundred Twelve Dollars and 50/100 (\$17,412.50) 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 and/or owner(s) under said subcontract.

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 10, 2023.

Skyline Plastering, Inc.



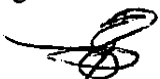
Peter Klyachenko President

Prepared By and Mail To:
Skyline Plastering, Inc.
3740 Stern Ave.,
St. Charles, IL 60174

VERIFICATION


State of IL
County of Kane

The affiant, Peter Klyachenko, being first duly sworn, on oath deposes and says that the affiant is President 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.

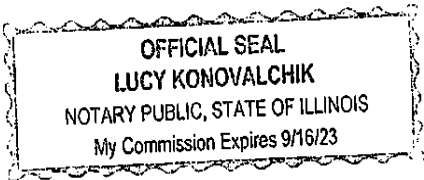


Peter Klyachenko President

Subscribed and sworn before me this January 10, 2023.



Notary Public's Signature



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Exhibit "A"

EXHIBIT "A" TO SPECIAL WARRANTY DEED

LEGAL DESCRIPTION OF PROPERTY

THAT PART OF LOT 3 IN GATLING COUNTRY CLUB HILLS SUBDIVISION, BEING A SUBDIVISION OF PART OF THE NORTHEAST QUARTER OF SECTION 27, TOWNSHIP 36 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, SOUTH OF THE INDIAN BOUNDARY LINE, ACCORDING TO THE PLAT THEREOF RECORDED JANUARY 11, 2000 AS DOCUMENT NUMBER 00027407, IN COOK COUNTY, ILLINOIS DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF SAID LOT 3; THENCE SOUTH 90 DEGREES 00 MINUTES 00 SECONDS WEST ALONG THE SOUTH LINE OF SAID LOT 3, A DISTANCE OF 1,122.06 FEET; THENCE NORTH 00 DEGREES 01 MINUTES 08 SECONDS EAST, A DISTANCE OF 155.10 FEET; THENCE SOUTH 89 DEGREES 58 MINUTES 52 SECONDS EAST, A DISTANCE OF 204.05 FEET; THENCE NORTH 00 DEGREES 01 MINUTES 08 SECONDS EAST, A DISTANCE OF 154.58 FEET; THENCE SOUTH 89 DEGREES 58 MINUTES 52 SECONDS EAST, A DISTANCE OF 21.17 FEET; THENCE NORTH 00 DEGREES 01 MINUTES 08 SECONDS EAST, A DISTANCE OF 633.75 FEET; THENCE SOUTH 89 DEGREES 58 MINUTES 52 SECONDS EAST, A DISTANCE OF 6.83 FEET; THENCE NORTH 00 DEGREES 01 MINUTES 08 SECONDS EAST TO THE NORTH LINE OF SAID LOT 3, A DISTANCE OF 255.00 FEET; THENCE ALONG THE NORTHERLY LINE OF SAID LOT 3 SOUTH 89 DEGREES 58 MINUTES 52 SECONDS EAST, A DISTANCE OF 192.55 FEET; THENCE SOUTH 00 DEGREES 05 MINUTES 55 SECONDS EAST, A DISTANCE OF 255.00 FEET; THENCE SOUTH 89 DEGREES 58 MINUTES 52 SECONDS EAST TO THE EAST LINE OF SAID LOT 3, A DISTANCE OF 695.00 FEET; THENCE SOUTH 00 DEGREES 05 MINUTES 55 SECONDS EAST ALONG THE EAST LINE OF SAID LOT 3, A DISTANCE OF 943.06 FEET TO THE POINT OF BEGINNING CONTAINING 932,355 SQUARE FEET OR 21.404 ACRES.

ALSO BEING DESCRIBED AS: LOTS 3 and 12 IN GATLING COUNTRY CLUB HILLS RESUBDIVISION BEING A RESUBDIVISION OF GATLING COUNTRY CLUB HILLS SUBDIVISION IN THE NORTHEAST QUARTER OF SECTION 27, TOWNSHIP 36 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, SOUTH OF THE INDIAN BOUNDARY LINE ACCORDING TO THE PLAT THEREOF RECORDED June 9th 2004 AS DOCUMENT NUMBER 0416145163 IN COOK COUNTY, ILLINOIS.