## **UNOFFICIAL COPY**

SUBCONTRACTOR'S NOTICE AND CLAIM FOR MECHANICS LIEN

STATE OF ILLINOIS

COUNTY OF COOK

Doc#. 2307613177 Fee: \$55.00

Karen A. Yarbrough Cook County Clerk

Date: 03/17/2023 10:58 AM Pg: 1 of 3

MBE Construction Services, Inc., d/b/a R T Materials, Claimant

**VS** 

3651 Damen LLC;
Angelo & Sons Dr, val, Inc;
Angelos Drywall and Sons Inc.;
and all other(s) owning or claiming an interest in the hereinafter-described real property,
Defendants

#### NOTICE AND CLAIM FOR LIEN IN THE AMOUNT OF \$3,784.35

THE CLAIMANT, MBE Construction Services, Inc., d/b/a R T Materials, 2348 West Nelson Street, Chicago, Illinois, hereby files a notice and claim for mechanics lien, as hereinafter more particularly stated, against Angelo & Sons Drywall, Inc., and Angelos Drywall and Sons Inc., contractors as defined in Section 1 of the Illinois Mechanics Lien Act, or subcontractor(s) to a contractor ties identity of which is unknown to Claimant, and against 3651 Damen LLC and all other(s) owning or claiming an interest in the hereinafter-described real property and states:

THAT, at all relevant times, 3651 Damen LLC and all other(s) owning or claiming an interest in the hereinafter-described real property, or any of them, was (were) the owner(s) of the following-described real property, to-wit:

See Property Description on Page Three

THAT, on November 15, 2022, Claimant entered into a subcontract with the said Angelo & Sons Drywall, Inc., and Angelos Drywall and Sons Inc., or either of them, to provide drywall, cement board and related building materials for the afore-described real property of a value of and for the sum of \$21,887.33.

THAT Claimant provided no additional labor, equipment, fixtures or material for the afore-described real property pursuant to the said subcontract.

THAT, on December 5, 2022, Claimant substantially completed all required of Claimant pursuant to the said subcontract.

THAT Claimant has received \$18,102.98 pursuant to the said subcontract.

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THAT the said Angelo & Sons Drywall, Inc., and Angelos Drywall and Sons Inc. were authorized or knowingly permitted by the owner(s) of the afore-described real property to enter into its (their) subcontract with Claimant pursuant to the contract of the said Angelo & Sons Drywall, Inc., and Angelos Drywall and Sons Inc., or either of them, with the said owner(s), or one(s) authorized or knowingly permitted by the said owner(s) to enter into such a contract, to improve the afore-described real property.

THAT, after allowing all credit(s), there remains due, unpaid and owing to Claimant pursuant to the said subcontract the balance of \$3,784.35, for which, with interest at the statutory rate of 10% per annum, as specified in the line is Mechanics Lien Act, and all other applicable statutory and equitable remedies, Claimant claims a lien on the afore-described real property and improvements and on the material, fixtures, apparatus or machinery furnished, and on the moneys or other considerations due or to become due from the owner(s), the Coop or its (their) agent(s), under the original contract.

Richard Torres, Agent of Claimant

STATE OF ILLINOIS

COUNTY OF COOK

THE AFFAM, Richard Torres, being first duly sworn, on oath

deposes and says that he is an agent of Claimant, that he has read the foregoing Subcontractor's Notice and Claim for Mechanics Lien, knows the contents thereof, and that all statements therein contained are true.

Richard Torres, Age it of Claimant

Subscribed and sworn to before me this \_\_\_\_\_day of \_\_\_\_\_\_

औ. साम्म मृत्युद्ध

Graffit L SES Notary Fulle - Stake of Illimeis M. Connuission Expires at, lember 22, 2026

Notary Public

2023.

Mail To:

Richard Torres RT Materials 2348 West Nelson Street Chicago, illnois 60618

Prepared By:

Donald J. Kindwald Kindwald Law Offices, P.C. 105 West Madison Street, Suite 603 Chicago, Illinois 60602

# SUBCONTRACTOR'S NOTICE AND CLAIM FOR MECHANICS LIEN

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#### **Property Description**

Lot 18 and the north 7 feet of Lot 19 in Block 5 in John Turner's Heirs' Subdivision of Blocks 1, 2, 3 and 4 in John Turner's Subdivision of the southwest quarter of the northeast quarter of Section 19, Township 40 North, Range 14 east of the Third Principal Meridian, lying west of Lincoln Avenue (except that part of the north quarter of the northwest quarter of said southwest quarter west of Wolcott Avenue), in Cook County, Illinois.

Parcel Number: 14-19-225-002-0000

Property Address: 3651 North Damen Avenue, Chicago, Illinois 60616

### **Preliminary Notice Service List**

Via certified mail return receipt requested, Via certified mail, return receipt requested: delivery restricted to audressee: Mangan Builders, Inc. 3651 Damen LLC 10735 South Cicero Avenue c/o John Mangan, Registered Agent Oak Lawn, Illinois 60453 1607 West Waveland Avenue Chicago, Illinois 60613 70222410000325732363 70222410000325732356 Via certified mail, return receipt requested: Via certified mail, return receipt requested: G&L Contractors, Inc. Hinsdale Bank & Trust Company, N.A. 7401 Saint Louis Avenue 25 Fast 1st Street Skokie, Illinois 60076 Hinscale, Illinois 60521 70222410000325732370 70222410000325732387 750/1/100