

MECHANIC'S LIEN:
CLAIM

Doc#: 2311606134 Fee: \$55.00
Karen A. Yarbrough
Cook County Clerk
Date: 04/26/2023 02:25 PM Pg: 1 of 3

STATE OF ILLINOIS }
 }
COUNTY OF **Cook** }

Title Electric Company

CLAIMANT

-VS-

Highland Towers Condominium III Association
AT&T Corp.
AT & T Mobility LLC f/k/a Cingular Wireless LLC
John Burns Construction Company

DEFENDANT(S)

The claimant, **Title Electric Company** of Arlington Heights, IL 60004 County of **Cook**, hereby files a claim for lien against **John Burns Construction Company**, contractor of 17601 Southwest Highway, Orland Park, IL and **Highland Towers Condominium III Association** Niles, IL 60714 **AT&T Corp. (Lessee)** Bedminster, NJ 07921 **AT & T Mobility LLC f/k/a Cingular Wireless LLC (Lessee)** Atlanta, GA 30319 **{hereinafter collectively referred to as "owner(s)"}** and any persons claiming an interest in the premises herein and states:

That on **10/14/2022**, the owner(s) owned the following described land in the County of **Cook**, State of Illinois to wit:

Street Address: **Cell Tower(s) rooftop site on the Highland Towers Condominium III
8815 W. Golf Road Niles, IL 60714**

A/K/A: **Being Part of the following described parcel of land: See attached Exhibit "A"**

A/K/A: **Tax# 09-15-202-048-1001 Through 09-15-202-048-1109**

and **John Burns Construction Company** was the owner's contractor, or in the alternative, Lessee's contractor for the improvement thereof. In the alternative, contractor contracted to improve the owner's property with the owner's authority or knowing permission. That on or about **10/14/2022**, said contractor made a subcontract with the claimant to provide **labor and material for fiber raceway, new electric service, conduit and wiring for cell tower site** for and in said improvement, and that on or about **12/28/2022** 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	\$166,037.00
Change Orders/Extras	\$.00
Credits	\$.00
Work Not Performed	\$.00
Payments	\$.00
Total Balance Due	\$166,037.00

leaving due, unpaid and owing to the Claimant after allowing all credits, the sum of **One Hundred Sixty Six Thousand Thirty Seven Dollars and 00/100 (\$166,037.00) 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 April 26, 2023.

Title Electric Company



 Ronnie W. Obara President

Prepared By and Mail To:
Title Electric Company
3319 N Ridge Avenue
Arlington Heights, IL 60004

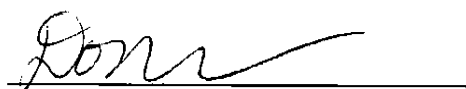
VERIFICATION

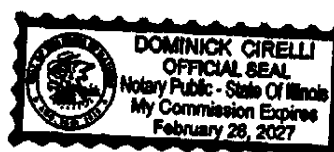
State of IL
 County of Cook

The affiant, Ronnie W. Obara, 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.


 Ronnie W. Obara President

Subscribed and sworn before me this April 26, 2023.


 Notary Public's Signature
 Dominick Cirelli



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EXHIBIT A

LEGAL DESCRIPTION

That part of the Northeast 1/4 of Section 15, Township 41 North, Range 12 East of the Third Principal Meridian, bounded by a line described as follows: Commencing at the intersection of the North line of the South 25 acres of the East 1/2 of the East of the Northeast 1/4 of said Section 15 with the West line of Western Avenue as dedicated per Document No. 12269286; thence North 00°-04'-42" East along said West line of Western Avenue, 557.74 feet; thence North 89°-55'-18" West, 77.53 feet to the point of beginning of the parcel to be described; thence South 43°-56'-17" West, 240.84 feet; thence North 46°-03'-43" West, 81.50 feet; thence North 43°-56'-17" East, 240.84 feet; thence South 46°-03'-43" East, 81.50 feet to the point of beginning, in Cook County, Illinois.

Property of Cook County Clerk's Office