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ORIGINAL CONTRACTOR'S
CLAIM FOR MECHANICS LIEN

Doc#. 2315740114 Fee: \$55.00
Karen A. Yarbrough
Cook County Clerk
Date: 06/06/2023 11:56 AM Pg: 1 of 3

STATE OF ILLINOIS COUNTY OF COOK

STATE OF ILLINOIS
COUNTY OF COOK

Werner-Nugent Plumbing, Incorporated,
Claimant

VS

Lincoln Park SNF Realty, LLC,
Sym3Chicago Master Tenant LLC
Symphony Ivy LLC, d/b/a Symphony Residences at Lincoln Park,
Symphony Lincoln Park LLC, d/b/a Symphony of Lincoln Park,
and all other(s) owning or claiming an interest in the hereinafter-described real property,
Defendant(s)

CLAIM FOR LIEN IN THE AMOUNT OF **\$730.00**

THE CLAIMANT, Werner-Nugent Plumbing, Incorporated, 14840 South McKinley Avenue, Posen, Illinois, hereby files a claim for mechanics lien, as hereinafter more particularly stated, against the above-listed defendant(s) and states:

THAT, at all relevant times, Lincoln Park SNF Realty, LLC, and Sym3Chicago Master Tenant LLC and Symphony Ivy LLC, d/b/a Symphony Residences at Lincoln Park, and Symphony Lincoln Park LLC, d/b/a Symphony of Lincoln Park, 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, or owned an interest subject to a claim for lien pursuant to the Illinois Mechanics Lien Act in, the following-described real property, to-wit:

See Property Description on Page Three

THAT, on February 6, 2023, Claimant entered into a contract with Symphony Ivy LLC, d/b/a Symphony Residences at Lincoln Park, and Symphony Lincoln Park LLC, d/b/a Symphony of Lincoln Park, or either of them, each being an agent of the owner(s) of the afore-described real property and/or one authorized or knowingly permitted by the owner(s) of the afore-described real property to enter into such a contract, to repair plumbing for the afore-described real property of a value of and for the sum of **\$730.00**.

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


THAT, on February 7, 2023, Claimant substantially completed all required of Claimant by the said contract.

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THAT, after allowing all credit(s), if any, there remains due, unpaid and owing to Claimant pursuant to the said contract the balance of **\$730.00**, for which, with interest at the statutory rate of 10% per annum, as specified in the Illinois Mechanics Lien Act, and all other applicable statutory and equitable remedies, Claimant claims a lien on the afore-described real property and improvements, including the respective interests of Sym3Chicago Master Tenant LLC and Symphony Ivy LLC, d/b/a Symphony Residences at Lincoln Park, and Symphony Lincoln Park LLC, d/b/a Symphony of Lincoln Park, therein.

Property of Cook County Clerk's Office


Alex Kazmierczak, Agent of Claimant

STATE OF ILLINOIS) SS

COUNTY OF COOK)

THE AFFIANT, Alex Kazmierczak, being first duly sworn, on oath deposes and says that he is an agent of Claimant, that he has read the foregoing Original Contractor's Claim for Mechanics Lien, knows the contents thereof, and that all statements therein contained are true.



Alex Kazmierczak, Agent of Claimant

Subscribed and sworn to before me this 5th day of June, 2023.



Notary Public

OFFICIAL SEAL
MARY C PODBIELNIAK
NOTARY PUBLIC - STATE OF ILLINOIS
MY COMMISSION EXPIRES: 03/11/24

Mail To:
Alex Kazmierczak
Werner-Nugent Plumbing, Incorporated
14840 South McKinley Avenue
Posen, Illinois 60469

Prepared By:
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Lombard, Illinois 60148

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Property Description

That portion of Lot 9 of County Clerk's Division of Block 43 of Sheffield's Addition to Chicago in the southwest quarter of Section 29, Township 40 North, Range 14 east of the Third Principal Meridian, lying west of the east 132.10 feet of said Lot 9; and

That part of the east 132.10 feet of said Lot 9 bounded and described as follows:

Beginning at the southwest corner of said east 132.10 feet of said Lot 9, which point is 99.64 feet east of the east line of Southport Avenue; thence north along the west line of said east 132.10 feet, 595.80 feet to the south line of West Altgeld Street; thence east along said south line, 9.60 feet; thence south along a line 9.60 feet east of and parallel to the west line of said east 132.10 feet, 123.00 feet; thence west parallel to and 123.00 feet from the south line of West Altgeld Street, 6.90 feet; thence south parallel to and 2.70 feet from the west line of said east 132.10 feet, 472.80 feet to the north line of Fullerton Avenue; thence west along the north line of West Fullerton Avenue, 2.70 feet to the point of beginning;

All in Cook County, Illinois.

Parcel Number: 14-29-321-402-0000

Property Address: 1366 West Fullerton Avenue, Chicago, Illinois 60614

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