

# UNOFFICIAL COPY

MECHANIC'S LIEN:  
**CLAIM**

Doc#: 2326346092 Fee: \$64.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 09/20/2023 04:18 PM Pg: 1 of 3

STATE OF ILLINOIS     }  
  }  
COUNTY OF Cook       }

CUSTOM GUTTER & SUPPLY, INC. DBA CUSTOM INSTALLATIONS, INC.

**CLAIMANT**

-VS-

Gregory Thomas  
Xuan Pan  
Wintrust Mortgage, A Division of Barrington Bank and Trust Co., N.A.  
HOMES BY PINNACLE, INC.

**DEFENDANT(S)**

The claimant, **CUSTOM GUTTER & SUPPLY, INC. DBA CUSTOM INSTALLATIONS, INC.** of Mundelein, IL, 60060 County of Lake, hereby files a claim for lien against **HOMES BY PINNACLE, INC.**, contractor of 22285 Pepper Road, Suite 2212, Barrington, IL, and **Gregory Thomas Barrington, IL 60010 Xuan Pan Barrington, IL 60010** {hereinafter collectively referred to as "owner(s)"} and **Wintrust Mortgage, A Division of Barrington Bank and Trust Co., N.A. Rosemont, IL 60018** {hereinafter referred to as "lender(s)"} and any persons claiming an interest in the premises herein and states:

That on **2/15/2023**, the owner(s) owned the following described land in the County of Cook, State of Illinois to wit:

Street Address:       **48 Otis Road Barrington, IL 60010**

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

A/K/A:                 **Tax# 01-02-300-010; 01-02-402-011**

and **HOMES BY PINNACLE, INC.** was the owner's contractor for the improvement thereof. That on or about **2/15/2023**, said contractor made a subcontract with the claimant to provide **labor and material for asphalt roofing, fascia-soffit-frieze, decorative trim, cedar headers and cedar post** for and in said improvement, and that on or about **6/21/2023** 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	\$41,970.00
Change Orders/Extras	\$2,440.00
Credits	\$500.00
Work Not Performed	\$2,500.00
Payments	\$36,500.00
Total Balance Due	\$4,910.00

leaving due, unpaid and owing to the Claimant after allowing all credits, the sum of **Four Thousand Nine Hundred Ten Dollars and 00/100 (\$4,910.00) 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 August 29, 2023.

**CUSTOM GUTTER & SUPPLY, INC. DBA CUSTOM INSTALLATIONS, INC.**

  
\_\_\_\_\_  
Sangston Woodruff President


Prepared By and Mail To:

**CUSTOM GUTTER & SUPPLY, INC. DBA CUSTOM INSTALLATIONS, INC.**  
**937 Campus Drive,**  
**Mundelein, IL 60060**

**VERIFICATION**

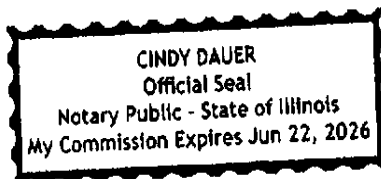
State of IL  
County of Lake

The affiant, Sangston Woodruff, 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.

  
\_\_\_\_\_  
Sangston Woodruff President

Subscribed and sworn before me this August 29, 2023.

  
\_\_\_\_\_  
Notary Public's Signature



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## EXHIBIT A Legal Description

For the property commonly known as: 48 Otis Road, Barrington Hills, Illinois 60010

### Parcel 1:

That part of the Southwest 1/4 of Section 2, Township 42 North, Range 9, East of the Third Principal Meridian, lying Southerly and Easterly of the Southeasterly right of way line of the Elgin, Joliet and Eastern Railroad and Northerly and Westerly of the center line of Otis Road, so called, described as follows: commencing at a point on the said center line of Otis Road 216.4 feet Southwesterly of the point of intersection of the East line of the Southeast 1/4 of the Southwest 1/4 with the center line of said Otis Road; thence Northwesterly in a straight line which makes an angle with the last described course at 114 degrees 10 minutes as measured from Northeast to North and Northwest, 105.30 feet; thence Northerly in a straight line which makes a deflection angle to the right of 37 degrees 32 minutes from the last described course, 155.80 feet; thence Northwesterly in a straight line which makes a deflection angle to the left of 34 degrees 50 minutes from the last described course, 141.10 feet; thence Northerly in a straight line which makes a deflection angle to the right of 17 degrees 49 minutes from the last described course, 119.80 feet to a point in the Southeasterly right of way line of said railroad; thence Southwesterly along said railroad right of way 338.5 feet; thence South on a line forming an angle of 66 degrees 06 minutes as measured from Southwest to South with the last described line, 617.91 feet to the center line of said Otis Road; thence Northeasterly along said center line forming an angle of 62 degrees 15 minutes as measured from North to Northeast with the last described line, 193.51 feet; thence Northeasterly along aforesaid road center line forming an angle of 171 degrees 35 minutes as measured from Southwest to North and Northeast with the last described line, 283.75 feet to the point of beginning; all in Barrington Township in Cook County, Illinois.

### Parcel 2:

Lot 9-A in Hawthorne Hills, being a Subdivision of parts of Sections 2, 10 and 11 in Township 42 North, Range 9, East of the Third Principal Meridian, in Cook County, Illinois.