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**ORIGINAL CONTRACTOR'S
CLAIM FOR MECHANIC'S
LIEN**

Doc# 2332510027 Fee \$46.00

RHSP FEE:\$18.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 11/21/2023 02:29 PM PG: 1 OF 5

STATE OF ILLINOIS)
) ss
COUNTY OF COOK)

This document was prepared by
and after recording mail to:

Bill Toliopoulos
Laurie & Brennan LLP
2 North Riverside Plaza
Suite 1750
Chicago, Illinois 60606

The undersigned lien claimant, The Missner Group, LLC ("Claimant"), an Illinois limited liability company located at 1700 W. Higgins Road, Des Plaines, Illinois, hereby files its Original Contractor's Claim for Mechanic's Lien against the following real estate, more fully described below (the "Property") and against the interest of the following entities: **Aspirant Schaumburg, LLC, Aspirant Management, Crown City Ventures, and Meritage Consulting** ("Owner"), Barrington Bank & Trust Company NA, ("Mortgagee") and ALL UNKNOWN OWNERS AND NONRECORD CLAIMANTS.

Claimant states as follows:

1. That at all times relevant hereto, Owner owned fee simple title to the Property, including all land and improvements thereon, in Cook County, Illinois, commonly known as the Hinsdale Lake Terrace Apartments, located at 1301 E. Higgins Road, Schaumburg, Illinois, and legally described as follows:

LOT 2 IN THE RESUBDIVISION OF LOT 15 IN OLD SHAUMBURG, BEING A RESUBDIVISION OF PART OF THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 14, TOWNSHIP 41 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, RECORDED APRIL 27, 1995 AS SHOWN ON THAT CERTAIN PLAT OF SURVEY RECORDED AS DOCUMENT 95275736, IN COOK COUNTY, ILLINOIS.

The Property has the following permanent real estate tax number: 07-14-409-020-0000

2. Claimant made a contract ("Contract") with the Owner or someone authorized by Owner to enter into contracts for improvements to the Property in or around August 2020 for the sum of Two Million Three Hundred Forty Six Thousand One Hundred Fourteen Dollars and 00/100 Cents (\$2,346,114.00) under which Claimant agreed to provide all necessary labor, material, and related services, to improvements at the Property, the scope of which included but

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was not limited to: site work, CMU/brick veneer, structural and miscellaneous metals, rough carpentry, millwork, siding and roofing, glazing, doors and frames and related hardware, framing and drywall, acoustical ceilings, painting, flooring, mechanical, fire protection and alarms, electrical, and plumbing (the "Work").

3. At the direction of the Owner, Lien Claimant was ordered to provide certain additional labor, material and services from its original scope of Work. The net result of all of the additional, extra, by Owners was an increase to the Contract price in the amount of Fifty Three Thousand Nine Hundred Sixty Four and 00/100 Cents (\$53,964.00), bringing the total adjusted Contract price to Two Million Four Hundred Thousand Seventy Eight Dollars and 00/100 Cents (\$2,400,078.00).

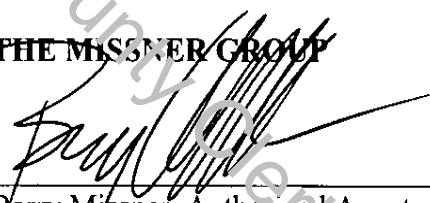
4. The Claimant completed the Work under its agreement on or about August 1, 2023 with a total value of.

5. As of the date hereof, there is due, unpaid and owing to the Claimant, after allowing all credits, the principal sum of **Ninety Four Thousand One Hundred Ninety Seven Dollars and 00/100 Cents (\$94,197.00)**, which principal amount bears interest at the statutory rate of 10 percent per annum. Claimant claims a lien on the Property, including all land and improvements thereon, in the amount of \$94,197.00, plus interest.

6. Claimant revokes any waiver of rights for which Claimant has not received payment.

IN WITNESS WHEREOF, the undersigned has signed this instrument on November 13, 2023.

THE MISSNER GROUP



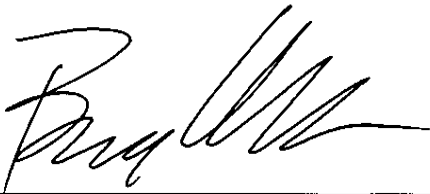
Barry Missner, Authorized Agent

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VERIFICATION

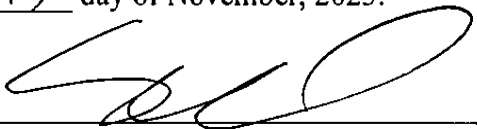
STATE OF ILLINOIS)
) ss.
 COUNTY OF DUPAGE)

The affiant, **Barry Missner**, being first duly sworn, deposes and states that he is the **Authorized Agent** of The Missner Group, LLC, the Claimant; that he has read the foregoing Original Contractor's Claim for Mechanic's Lien and knows the contents thereof; and that all the statements therein contained are true.

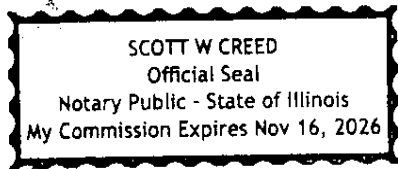


 Barry Missner

Subscribed and sworn to before me this
13 day of November, 2023.



 Notary Public



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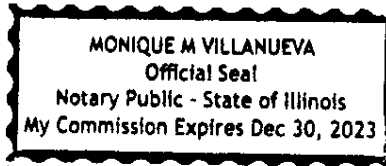
CERTIFICATE OF SERVICE

The undersigned, being first duly sworn on oath, deposes and states that on November 21st, 2023, he served the attached Original Contractor's Claim for Mechanic's Lien by sending a duplicate original thereof to each of the persons and entities listed below on the attached Service List, by Certified Mail, Return Receipt Requested, Restricted Delivery and First Class mail to:



Bill Toliopoulos

Subscribed and sworn to before me
This 21st day of November, 2023.


Notary Public

Property of Cook County Clerk's Office

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SERVICE LIST

Aspirant Schaumburg, LLC 6617 N. Scottsdale Road, Suite 101 Scottsdale, AZ 95250	Aspirant Management, LLC 6617 North Scottsdale Road, Suite RD10 Scottsdale, AZ 85250-7803
Crown City Ventures, LLP 6617 N. Scottsdale Road, Suite 101 Scottsdale, AZ 95250	Meritage Consulting, LLC 6617 N. Scottsdale Road, Suite 101 Scottsdale, AZ 95250
Barrington Bank & Trust Company NA 201 South Hough Street Barrington, IL 60010	XCEED Recreation Group, Inc. 1810 Ridge Road Mifflinburg, PA 17844

Property of Cook County Clerk's Office