## **UNOFFICIAL COPY**

## MECHANIC'S LIEN

STATE OF ILLINOIS )
COUNTY COOK )



Doc# 2332834013 Fee \$45.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 11/24/2023 01:24 PM PG: 1 OF 2

**BE IT KNOWN**, that the undersigned lien claimant, Parkside Restoration Services, LLC located at 15420 S. 70th Court, in Orland Park Incated in the County of Cook in the State of Illinois with the zip code of 60462, hereby files a claim for a Mechanic's Lien against **Marvelle C Payne** located at 1712 N Meade Avenue, in the city of Chicago located in the County of Cook in the State of Illinois in the zip code 60639, and hereinafter referred to as the "Owner", and any other persons, lenders, creditors or entities that have or may have a claim or interest in the below described real estate, and in support thereof states as follows:

**BE IT KNOWN**, that on 07/25/2023, the afcrementioned Owner, did own the following described real estate property located in the County of Cook, in the State of Illinois to wit:

The property being located at 1712 N Meade Avenue, Chicago, IL 60639, and together with any improvements and other buildings, if any, is hereinafter referred to as the "Premises," with said real estate having the permanent index identification number of 13-32-312-036-0005 and the legal property description as follows:

LOT 16 IN BLOCK 3 IN MILLS AND SONS RESUBDIVISION OF SUNDRY LOTS IN BLOCKS 2,3,10 AND 11 IN GALE AND WELCH'S RESUBDIVISION OF PART OF A. GALE'S SUPDIVISION OF THE SOUTHEAST 1/4 OF SECTION 31, AND THE SOUTHWEST 1/4 OF SECTION 32, TOWNSH!P 40 NORTH RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY ILLINOIS.

On 07/25/2023, the Lien Claimant entered into an written contract with the aforementioned Owner to complete mitigation services and the use of drying equipment on said Premises for the original total sum of \$8,443.74 which became due and payable upon completion of the build and/or project services.

The Lien Claimant satisfactorily completed and fulfilled its obligation to complete mitigation services and the use of drying equipment on the aforementioned Premises on 07/29/2023, and the Owner having inspected and approved the work completed. To date the Lien Claimant has received a down payment toward the project build in the amount of \$0.00, thus leaving a balance due of \$8,443.74.

Lien Claimant, in good faith, provided the agreed upon labor and materials needed to complete water mitigation and use of drying equipment at the request of the Owner of the Premises. A final invoice was provided to the Owner itemizing cost of materials and labor with a request for final payment. Furthermore, 3 months have elapsed since the Owner was provided with the final balance due.

The Lien Claimant hereby states and affirms that there is a total outstanding balance of \$8,443.74 in which the aforementioned party has neglected and, after repeated collection attempts, refuses to submit payment. It is to the Owner's breach of contract that the Claimant is entitled to have imposed a lien on the aforementioned and herein described property, along with any and all improvements located on the premises for the total outstanding sum owed, in addition to any interest and collection costs allowable by law pursuant to the State of Illings Statutes.

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Prepared by: Joseph Ruzevich Parkside Restoration Services, LLC 15420 S. 70th Court

**Qrland Park Illinois 60462** 

(Signature)
Joseph Ruzevich,

Managing Partner

(Date)

Returned to:
Joseph Ruzevich
Parkside Restoration Services, LLC
15420 S. 70th Court
Orland Park, IL 60462

(Notary Signature)

Hope Larkin - Barzowski, Notary Public, State of Illinois

(Notary Printed Name)

(Date)

My commission expires on: 09-16-2026

OFFICIAL SEAL
HOPE LARKIN- (ARZ DWSKI
NOTARY PUBLIC, STATE OF IT CHOOS
MY COMMISSION EXPIRES: 09' (62026