

# UNOFFICIAL COPY

Doc#: 2336013014 Fee: \$64.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 12/26/2023 09:38 AM Pg: 1 of 2

STATE OF ILLINOIS )  
 )  
COUNTY OF COOK )

## CONTRACTOR'S NOTICE AND CLAIM FOR MECHANIC'S LIEN

The Claimant, Homecoming Restoration LLC dba SERVPRO of Wheaton/Glen Ellyn of 2206 N. Main St, #333 Wheaton, Illinois 60187, DuPage County ("Claimant"), hereby files its claim for mechanic's lien against Steven Bilbo and Sharon Bilbo (hereinafter referred to as "owners") and any person(s) or entities claiming an interest in the real estate described below by through or under the owner. Claimant states as follows:

That on or about June 10, 2023, and at all times thereafter, the owners owned the following described land in the County of Cook, State of Illinois to wit:

Street Address: 4333 N. Keeler, Unit 1C, Chicago, IL 60641

AKA: LOT 6 IN BLOCK 5 IN IRVING PARK, BEING THE SOUTHWEST ¼ OF SECTION 15 AND THE NORTH ½ OF THE NORTHEAST ¼ OF SECTION 22, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM MADE BY "CONDO" CORPORATION, INCORPORATED, A CORPORATION OF ILLINOIS, RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS AS DOCUMENT 21898848, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

AKA/PIN: 13-15-403-037-1003

That on or about August 28, 2023, the Claimant, as the general contractor, entered into a contract with the said owners to provide labor and materials for reconstruction services for damage that occurred on or about June 10, 2023, for and in said improvement and that on or about October 9, 2023 the Claimant last performed work on the contract. The following amounts are due on said contracts and subsequent agreed upon change order(s), if any:

Contracts and Change Orders:	\$12,659.47
Payments and credits:	<u>(\$6,007.00)</u>
Total Balance due	\$ 6,652.47

Leaving due, unpaid and owing to the Claimant after allowing all credits, the sum of for which, with statutory interest and accrued interest under the contracts, the Claimant claims a lien on said Six Thousand Six Hundred Fifty-Two and 47/100 Dollars (\$6,652.47), land and improvements. All work and services were performed in a good and workmanlike manner and all materials provided were of the type, quality and quantity required by the contract.

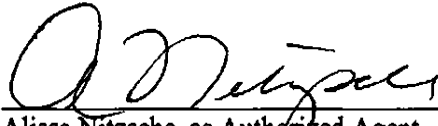
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To the extent permitted by law, all waivers of lien heretofore given by Claimant, if any, in order to induce payment not received are hereby revoked. Acceptance of payment by Claimant of part, but not all, of the amount claimed due hereunder shall not operate to invalidate this notice.

Dated this 21<sup>st</sup> day of December, 2023.

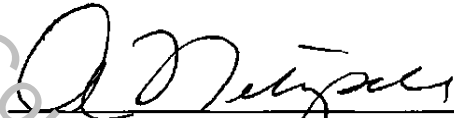
Homecoming Restoration LLC dba Servpro of  
Wheaton/Glen Ellyn

By:

  
\_\_\_\_\_  
Alissa Nitzsche, as Authorized Agent

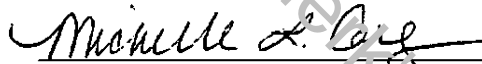
STATE OF ILLINOIS     )  
  ) ss.  
COUNTY OF DUPAGE    )

I, Alissa Nitzsche, being first duly sworn on oath, depose and state that I am an Authorized Agent of Homecoming Restoration LLC dba SERVPRO of Wheaton/glen Ellyn, that I am authorized to execute this Contractor's Claim for Mechanic's Lien on behalf of Claimant, that I have read the foregoing Contractor's Claim for Mechanic's lien and know the contents thereof, and that the statements contained therein are true.

  
\_\_\_\_\_  
Alissa Nitzsche, as Authorized Agent

Prepared by and return to:  
Michelle L. Carey  
Servpro  
2206 N. Main St. #333  
Wheaton, IL 60187  
(630) 740-3103  
mcarey@servpro9347.com

Subscribed and sworn to before me this 21st  
day of December, 2023.

  
\_\_\_\_\_  
Notary Public

