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Form No. 205R AMERICAN LEGAL FORMS, CHICAGO, IL (312) 372-1922 Jan. 1995

SUBCONTRACTOR'S CLAIM FOR LIEN

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Doc# 2400822014 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 01/08/2024 12:47 PM PG: 1 OF 4

STATE OF ILLINOIS)
COUNTY OF COOK) SS.

LAB Development LLC d/b/a CONNEXION

Claimant

v.

MERIT ELECTRIC LLC; HSG BELMONT CLARK, LLC;
FIFTH THIRD BANK NATIONAL ASSOCIATION;
FIRST MIDWEST BANK; CLARK AND BELMONT
HALSTED GROCERY; 153 HUBBARD STREET
GROUP

Defendant

(The Above Space For Recorder's Use Only)

NOTICE AND CLAIM FOR LIEN IN AMOUNT OF \$35,170.67

The Claimant LAB Development LLC d/b/a CONNEXION ("Connexion") of the City of Buffalo Grove County of Lake State of Illinois hereby file s a notice

and Claim for Lien against Merit Electric, LLC the electrical sub Contractor of the City of Chicago County of Cook State of Illinois, and HSG BELMONT CLARK, LLC

owner of the property commonly known as 801 W. Belmont Avenue, Chicago, IL 60657 County of Cook State of Illinois ("Job Site")

That on the 19th day of June 19 2023, said last named person was the owner of the following described land in the County of Cook, State of Illinois to wit:

SEE LEGAL DESCRIPTION AND PIN #'S ATTACHED HERETO AS EXHIBIT A

in Section Township Range and h Contractor for the improvement thereof.

or about That on the 19th day of June 19 2023 said Contractor made a subcontract with the Claimant to (1) provide electrical supplies to the Job Site

for and in said improvement, and that, on the 2nd day of October 19 2023 the Claimant completed thereunder (2) delivery of all electrical supplies to the Job Site for the total amount of \$110,270.93

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Subcontractor's Claim for Lien

~~*That, at the special instance and request of said Contractor _____, the Claimant _____ furnished extra and additional materials at and extra and additional labor on said premises of the value of \$ _____ as fully set forth in an account thereof herewith filed and made part hereof, marked Exhibit _____, and did complete the same on the _____ day of _____ A.D. 19 _____~~

~~That neither said owner, nor his agent, architect or superintendent can, upon reasonable diligence, be found in said County so as to serve upon either of them personally a notice hereof in accordance with the statute in such cases made and provided.~~

That said Contractor is entitled to credits on account thereof as follows: \$75,100.26

leaving due, unpaid and owing to the Claimant _____, after allowing all credits, the sum of \$ 35,170.67 for which, with interest, the Claimant _____ claim _____ a lien on said land and improvements, against said Contractor _____ and owner _____.

Signature Kathleen Raby
Kathleen Raby-CFO

(If a firm, sign firm name.)

(1) State what the claimant _____ was to do (2) "All required said contract to be done:" or "delivery of materials to the value of \$ _____" or "labor to the value of \$ _____" as fully set forth in an account thereof, herewith filed and made part hereof, marked Exhibit _____.
* if extras, fill out; if no extras, strike out.

Mail to: David B. Pogrund
Name Stone Pogrund & Korey LLC
Address 1 East Wacker Drive, Suite 2610
Chicago, IL 60601

This instrument prepared by David B. Pogrund
Name Stone Pogrund & Korey LLC
Address 1 East Wacker Drive, Suite 2610
Chicago, IL 60601

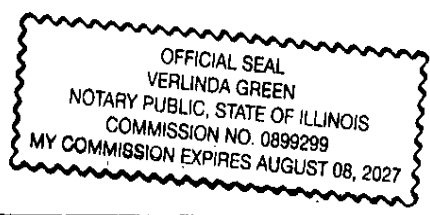
STATE OF ILLINOIS
COUNTY OF Cook) SS

The Affiant Kathleen Raby
being first duly sworn on oath deposes and says, that she is _____ the CFO

of the Claimant _____; that she has read the foregoing notice and Claim for Lien, knows the contents thereof, and that all the statements therein contained are true.

Signature Kathleen Raby
Kathleen Raby-CFO

Subscribed and sworn to before me this 15 day of December A.D. 19 2023



Signature Verlinda Green
Notary Public

STATE OF ILLINOIS) **UNOFFICIAL COPY**
) SS.
 COUNTY OF COOK)

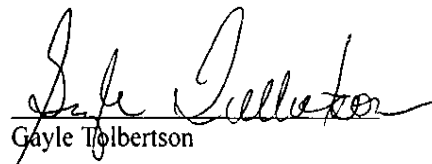
I, **GAYLE TOLBERTSON**, being first duly sworn on oath, depose and state as follows:

1. That I am a Legal Assistant to the attorneys and agents of **LAB Development, LLC d/b/a Connexion** and I am authorized to make this Affidavit.
2. That on December 28, 2023, I sent a copy of this Notice of Subcontractor's Claim and Illinois Mechanic's Lien Claim to the following entities at the addresses listed below by depositing same in the U.S. Mail, proper postage prepaid, **Certified Mail, Return Receipt Requested, Restricted Delivery and Regular First Class US Mail.**
3. See below:

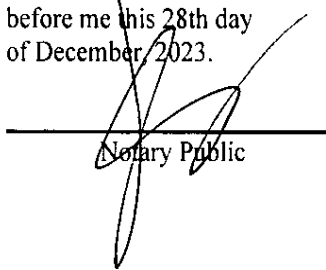
NOTICE LIST

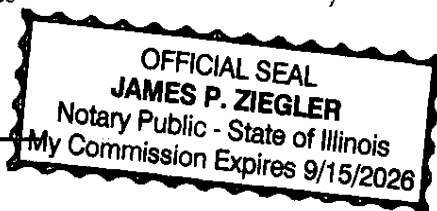
<p><u>OWNER:</u></p> <p>HSG Belmont Clark, LLC 225 W. Hubbard Street, Ste 501 Chicago, IL 60654</p> <p>HSG BELMONT CLARK, LLC STEPHANIE BENGTTSSON, R.A. 225 W. HUBBARD, STE 501 CHICAGO, IL 60654</p>	<p><u>ELECTRICAL SUB-CONTRACTOR:</u></p> <p>Merit Electric, LLC 1455 W. Hubbard #1R Chicago, IL 60642 Attn: David Kaczor</p> <p>Merit Electric, LLC c/o Alexander Blathras, R/A 3501 N. Southport, Avenue #266 Chicago, IL 60657</p>
<p><u>GENERAL CONTRACTOR:</u></p> <p>HSG Hubbard Street Group 225 W. Hubbard Street, Suite 401 Chicago, IL 60654</p>	<p><u>LENDER:</u></p> <p>First Midwest Bank 4311 N. Ravenswood Avenue, #100 Chicago, IL 60613</p>
<p><u>MORTGAGOR:</u></p> <p>HSG BELMONT CLARK, LLC 225 W. Hubbard Street, #501 Chicago, IL 60654</p>	<p><u>TENANT:</u></p> <p>Clark and Belmont Harvested Grocery 801 W. Belmont Chicago, IL 60657</p> <p>Fifth Third Bank, National Association 38 Fountain Square Plaza, MD 10ATA Cincinnati, OH 45263</p>

FIFTH THIRD BANK, NATIONAL ASSOCIATION


 Gayle Tolbertson

SUBSCRIBED and SWORN to
 before me this 28th day
 of December, 2023.


 Notary Public



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EXHIBIT "A" Legal Description

For APN/Parcel ID(s): 14-29-205-001-0000, 14-29-205-002-0000, 14-29-205-003-0000, 14-29-205-005-0000,
14-29-205-015-0000 and 14-29-205-018-0000

PARCEL 1:

LOT 4 (EXCEPT THE EAST 136.225 FEET THEREOF) IN BLOCK 1 IN GEHRKE AND BRAUCKMANN'S SUBDIVISION OF BLOCK 1 (EXCEPT THE NORTH 4.28 ACRES OF THAT PART THEREOF WHICH LIES WEST OF GREENBAY ROAD) IN CANAL TRUSTEES' SUBDIVISION OF THE EAST 1/2 OF SECTION 29, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THE NORTH 40 FEET OF THE EAST 136.225 FEET OF LOT 4 IN BLOCK 1 IN GEHRKE AND BRAUCKMANN'S SUBDIVISION OF BLOCK 1 (EXCEPT THE NORTH 4.28 ACRES OF THAT PART THEREOF WHICH LIES WEST OF GREENBAY ROAD) IN CANAL TRUSTEES' SUBDIVISION OF THE EAST 1/2 OF SECTION 29, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 3:

THE SOUTH 40 FEET OF THE EAST 136.225 FEET OF LOT 4 IN BLOCK 1 IN GEHRKE AND BRAUCKMANN'S SUBDIVISION OF BLOCK 1 (EXCEPT THE NORTH 4.28 ACRES OF THAT PART THEREOF WHICH LIES WEST OF GREENBAY ROAD) IN CANAL TRUSTEES' SUBDIVISION OF THE EAST 1/2 OF SECTION 29, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 4:

LOTS 1 AND 2 IN THE RESUBDIVISION OF LOT 3 IN BLOCK 1 IN GEHRKE AND BRAUCKMANN'S SUBDIVISION OF BLOCK 1 (EXCEPT THE NORTH 4.28 ACRES OF THAT PART THEREOF WHICH LIES WEST OF GREENBAY ROAD) IN CANAL TRUSTEES' SUBDIVISION OF THE EAST 1/2 OF SECTION 29, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 5:

THOSE PARTS OF LOTS 3 AND 6 IN THE RESUBDIVISION OF LOT 3 IN BLOCK 1 IN GEHRKE AND BRAUCKMANN'S SUBDIVISION OF BLOCK 1 OF CANAL TRUSTEES' SUBDIVISION OF THE EAST 1/2 OF SECTION 29, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THE NORTH 4.28 ACRES OF THAT PART THEREOF WHICH LIES WEST OF GREENBAY ROAD), LYING NORTH OF A LINE DRAWN PARALLEL WITH AND 26.00 FEET NORTH FROM THE SOUTH LINE (AND SAID SOUTH LINE EXTENDED WEST) OF SAID RESUBDIVISION OF LOT 3, IN COOK COUNTY, ILLINOIS.

PARCEL 6:

LOTS 7, 8 AND 9 IN THE RESUBDIVISION OF LOT 3 IN BLOCK 1 IN GEHRKE AND BRAUCKMANN'S SUBDIVISION OF BLOCK 1 (EXCEPT THE NORTH 4.28 ACRES OF THAT PART THEREOF WHICH LIES WEST OF GREENBAY ROAD) IN CANAL TRUSTEES' SUBDIVISION OF THE EAST 1/2 OF SECTION 29, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.