

# UNOFFICIAL COPY

Doc#: 2401706152 Fee: \$64.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 01/17/2024 11:22 AM Pg: 1 of 4

STATE OF ILLINOIS        )  
  ) ss  
COUNTY OF COOK        )

(Above Space for Recorder's Use)

## CLAIM FOR LIEN

1. The undersigned Claimant, **ADVANCED TEAM GENERAL CONSTRUCTION, LLC**, formerly in the City of **ROLLING MEADOWS**, now City of **DES PLAINES**, County of **COOK** and State of **ILLINOIS**, makes the following statement and claims a Mechanic's Lien under the law entitled "An Act To Revise The Laws In Relation to Mechanic's Liens" approved May 18, 1903 and in force July 1, 1903 and all amendments thereto, and states:

2. That the real property known and described legally as, to-wit:

**THE NORTH 4 FEET OF LOT 91 AND ALL OF LOT 92 IN BROOKHAVEN, BEING S.E. GROSS' SUBDIVISION OF THE SOUTH 23.4569 ACRES OF THAT PART OF THE SOUTHEAST 1/4 OF SECTION 23, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING WEST OF THE ILLINOIS CENTRAL RAILROAD, IN COOK COUNTY, ILLINOIS.**

COMMONLY KNOWN AS:        **7017 S. WOODLAWN AVE,  
CHICAGO, IL.**

PIN:                               **20-23-419-009-0000.**

is owned by **ANNETTE WILLIAMS**.

3. That on or about **9/12/2023** the above-describe premises was/were owned by and is still owned by **ANNETTE WILLIAMS** ("Owner(s)"), and that on or about said date, the undersigned Claimant made a written/oral agreement with **ANNETTE WILLIAMS**, and pursuant thereto Claimant did provide labor and materials relating to **NEW ROOF/BRICK WORK AND RELATED WORK** for the improvement being constructed on the afore-described premises.

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4. The Claimant completed providing said labor and materials on **9/22/2023**.

5. That all said labor and materials furnished by Claimant were furnished and delivered and used in and about the improvement of the aforesaid premises; that the last day said services were rendered was on **9/22/2023**.

6. That there is now justly due and owing to Claimant for said labor and materials as aforesaid, after allowing to the owners and their agents all credits, deductions and setoffs, the sum of **\$86,539.13** all of which is still due and unpaid. A copy of the account is attached hereto as EXHIBIT "A".

7. That the above-named Claimant now claims a Lien upon the above-described premises and improvements thereon, and against all persons' in interest, in the amount of **\$86,539.13** together with interest according to the statutes.

**ADVANCED TEAM GENERAL  
CONSTRUCTION, LLC CLAIMANT**

By: X   
Its: Manager  
Name: Peter Nesich

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## VERIFICATION

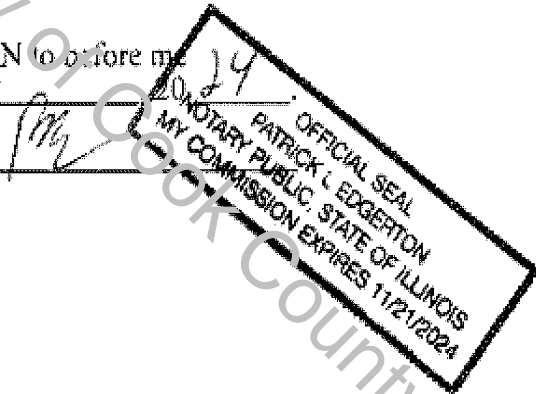
The undersigned, being first duly sworn, on oath deposes and says that he/she/they is/are the CLAIMANT(S) or agent thereof and has/have read the foregoing claim for lien by him/her/they subscribed, knows the contents thereof, and that the same is true in substance and in fact, except as to matter therein stated to be on information and belief and as to such matters the undersigned certifies as aforesaid that he/she/they verily believes the same to be true.

**ADVANCED TEAM GENERAL  
CONSTRUCTION, LLC CLAIMANT**

By:  *Peter Nesbit*  
Its: *Peter Nesbit*  
Name: *Morgan*

SUBSCRIBED and SWORN to before me  
this 18<sup>th</sup> day of January

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



THIS INSTRUMENT WAS PREPARED BY,  
AND AFTER RECORDING, RETURN TO:

Patrick L. Edgerton  
EDGERTON AND EDGERTON  
125 Wood Street, P.O. Box 218  
West Chicago, IL 60186-0218  
PH: 630-231-3000

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EXHIBIT "A"

STATEMENT OF ACCOUNT

Amount due for **NEW ROOF/BRICK WORK AND RELATED WORK** as of **9/22/2023**:

AMOUNT DUE: **\$86,539.13**

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