

# UNOFFICIAL COPY

STATE OF ILLINOIS )  
 ) SS  
COUNTY OF C O O K )

89012090

## CONTRACTOR'S CLAIM FOR LIEN

Western Waterproofing Company, Inc. (hereinafter referred to as "Western"), a corporation organized and existing under the laws of the State of Missouri, duly qualified to conduct business in the State of Illinois, and with offices located in Chicago, Illinois, hereby files its claim for lien against the 3470 Lake Shore Drive Condominium Homeowner's Association, a/k/a The 3470 N. Lake Shore Drive Association, (hereinafter referred to as "the Association"), an Illinois-not-for-profit corporation, with its registered office located in Cook County, Illinois, and Chicago Title and Trust Company as Trustee under Trust Nos. 1089633 (Unit No.\* 1008) and 1088674 (Unit No. 1061), Edwin & Harriet G. Coyne (Unit No. 1060), David Kaplan Trust dated November 23, 1983 (All Units), American National Bank & Trust Company of Chicago as Trustee under Trust Nos. 38880 (Unit No. 1036), 41220 (Unit No. 1054), and 65687 (Unit No. 1032), John S. and Violet L. Swiss (Unit

89012090

\*As used herein, the term "Unit No." refers to that parcel of real estate identified by real estate tax number 14-21-306-038-0000, with the term "No." further referring to the last four digits of the real estate tax number following the number 14-21-306-038 sometimes used by Cook County, Illinois to identify specific Units of the 3470 Lake Shore Drive Condominium.

65 mail

89012090

# UNOFFICIAL COPY

No. 1006), Alex and Marcia Pomerantz (Unit No. 1035), Stanley M. and Olga H. Whitehall (Unit No. 1037), Samuel and Millicent Press (Unit No. 1051), Toni S. Smith (Unit No. 1022), Irving and Betty Dworetz (Unit No. 1004), John B. and Patricia E. Brickhouse (Unit No. 1034), Maynard B. Russell (Unit No. 1017), Howard L and Melanie J. Zitman (Unit No. 1018), Exchange National Bank as Trustee under Trust Nos. 36483 (Unit No. 1003) and 40216 (Unit No. 1045), LaSalle National Bank as Trustee under Trust No. 103316 (Unit No. 1015), Marcia Krivo Trust dated 12/12/84 (Unit No. 1039), Phil M. Solar and Roberta B. Lewis (Unit No. 1033), Benjamin Flax, Renee Flax and Leonard Flax (Unit No. 1016), Donald N. Frey (Unit No. 1053), Harris Trust and Savings Bank as Trustee under Trust No. 38702 (Unit No. 1041), Jerome and Arlene Marks (Unit No. 1058), Howard S. and Harriet E. Gross (Unit No. 1052), Lester R. and Norma L. Gordon (Unit No. 1010), Richard J. and Lois M. Fuhrer (Unit No. 1030), Elliott L. and Janet DuBois (Unit No. 1050), Ted S. and Mary B. Liss (Unit No. 1009), and Leona Levee Living Trust dated 7/30/81 (Unit No. 1025) (hereinafter jointly and severally referred to as "the Owner"), and states as follows:

1. On August 12, 1987 the Owner owned interests in the common elements of the real estate condominium premises located at the address commonly known as 3470 North Lake

# UNOFFICIAL COPY

Shore Drive, Chicago, Illinois, and which are legally described

as: SEE LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART ~~HEREOF~~ AS EXHIBIT "A".

~~PARCEL 1: THAT PART OF THE SOUTHERLY 10 FEET OF~~  
LOT 37 LYING SOUTH WESTERLY OF THE WEST LINE OF SHERIDAN ROAD (EXCEPT THEREFROM THE WESTERLY 54.75 FEET) IN BLOCK 13 IN HUNDLEY'S SUBDIVISION OF LOTS 3 TO 21 BOTH INCLUSIVE AND 33 TO 37 BOTH INCLUSIVE IN PINE GROVE, A SUBDIVISION OF FRACTIONAL SECTION 21, TOWNSHIP 40 NORTH, RANGE 14.

ALSO

PARCEL 2: THE NORTHERLY 25 FEET MEASURED AT RIGHT ANGLES WITH NORTHERLY LINE THEREOF OF THE FOLLOWING DESCRIBED TRACT OF LAND: THAT PART OF LOT 1 IN THE SUBDIVISION OF BLOCK 16 IN HUNDLEY'S SUBDIVISION OF LOTS 3 TO 21 BOTH INCLUSIVE AND 33 TO 37 BOTH INCLUSIVE IN PINE GROVE IN SECTION 21, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE NORTHERLY LINE OF SAID LOT WITH THE WESTERLY LINE OF SHERIDAN ROAD; THENCE WESTERLY ALONG THE NORTHERLY LINE OF SAID LOT 150 FEET; THENCE SOUTHERLY TO A POINT IN THE SOUTH LINE OF SAID LOT DISTANT 190 FEET EASTERLY FROM THE WESTERLY LINE OF SAID LOT AND BEING ON THE NORTHERLY LINE OF HAWTHORNE PLACE; THENCE EASTERLY ALONG SOUTHERLY LINE OF SAID LOT 150.84 FEET TO THE WESTERLY LINE OF SHERIDAN ROAD; THENCE NORTHERLY ALONG THE WESTERLY LINE OF SHERIDAN ROAD, 298.96 FEET TO THE PLACE OF BEGINNING LYING EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

In addition the Owner individually owned the Units as indicated in parenthesis above.

2. On August 12, 1987, Western and the Association executed a written contract for "balcony and masonry repairs at 3470 N. Lake Shore Drive, Chicago, Illinois" for the improvement of the building located on the real estate premises at total contract price of \$310,272. The Owner knowingly permitted

# UNOFFICIAL COPY

the Association to execute the contract. The contract provides that Western shall provide labor, material, equipment, and services for bonded concrete overlay on balconies, door sill replacement, joint sealant at corner columns, sealant of joint above and below exposed concrete slab on North and South walls at all floors, and sealant of joint along both edges of exposed concrete columns at East and West ends of exposed slabs on North and South walls.

3. The total contract price of \$310,272 is divided by the contract into phases as follows:

Phase I - - \$159,182

Phase II - - \$151,090.

4. On September 29, 1988, Western completed under the contract all work required to be done for Phase I. The Owner knowingly permitted Western to make the Phase I improvements.

5. The Association has part made payment to Western on account of the Phase I portion of the contract work.

6. Consequently there is due, unpaid, and owing Western, after allowing all credits, the balance of One Hundred Two Thousand Seventy-Nine Dollars (\$102,079), for which with

EX-102/80

# UNOFFICIAL COPY


interest, Western claims a lien on the real estate premises and improvements.

Real Estate Tax Nos:

Western Waterproofing  
Company, Inc.

14-21-306-038-  
1008, 1061, 1060, 1036,  
1054, 1032, 1006, 1035,  
1037, 1051, 1022, 1004,  
1034, 1017, 1018, 1003,  
1045, 1015, 1039, 1033,  
1016, 1053, 1011, 1058,  
1052, 1010, 1030, 1050,  
1009, & 1025

By:

  
J. R. Concannon  
Authorized Agent

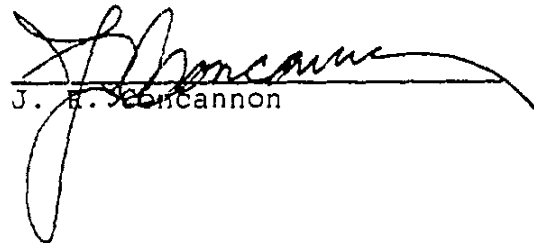
Property of Cook County Clerk's Office

89042390

# UNOFFICIAL COPY

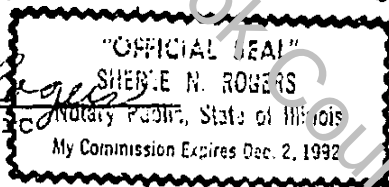
STATE OF ILLINOIS     )  
                                  )     SS  
COUNTY OF COOK        )

J. R. Concannon, being first duly sworn, on oath deposes and states that he is the duly authorized agent of Western Waterproofing Company, Inc., that he had read the foregoing Contractor's Claim for Lien and knows the contents thereof, and that all the statements therein contain are true.

  
J. R. Concannon

SUBSCRIBED AND SWORN to  
before me this 25th day  
of January, 1989.

  
Notary Public



This document prepared by and Recorder please return to:

Querrey & Harrow, Ltd.  
135 South LaSalle Street  
Suite 3600  
Chicago, Illinois 60603

Attention: Paul T. Lively

89042390

# UNOFFICIAL COPY

## EXHIBIT "A"

Units 4-C, 5-A, 5-C, 6-B, 6-C, 7-A, 8-C, 9-A, 9-B, 9-C, 11-A, 12-A, 14-C, 15-B, 15-C, 16-A, 16-B, 16-C, 17-A, 17-C, 18-B, 19-C, 21-B, 22-A, 22-B, 23-A, 23-B, 25-B, 26-B and 27-A as delineated on survey of the following described parcels of real estate (hereinafter referred to collectively as "Parcel"): That part of the Southerly 40 feet of Lot 37 lying South Westerly of the West line of Sheridan Road (excepting therefrom the West 54.75 feet) in Block 13 in Hundley's Subdivision of Lots 3 to 21 both inclusive and 33 to 37 both inclusive in Pine Grove, a Subdivision of fractional Section 21, Township 40 North, Range 14 East of the Third Principal Meridian;

ALSO

The Northerly 25 feet as measured at right angles with the Northerly line thereof of the following described tract of land: That part of Lot 1 in the Subdivision of Block 16 in Hundley's Subdivision of Lots 3 to 21 both inclusive and 33 to 37 both inclusive in Pine Grove in Section 21, Township 40 North, Range 14 East of the Third Meridian, described as follows:

Beginning at the intersection of the Northerly line of said Lot with the Westerly line of Sheridan Road, thence Westerly along the Northerly line of said Lot, 150 feet, thence Southerly to a point in the South line of said Lot, distant 190 feet Easterly from the Westerly line of said Lot and being on the Northerly line of Hawthorne Place; thence Easterly along the Southerly line of said Lot, 150.84 feet to the Westerly line of Sheridan Road, thence Northerly along the Westerly line of Sheridan Road 298.96 feet to the place of beginning, all in Cook County, Illinois,

which survey is attached as Exhibit "A" to Declaration of Condominium made by Cosmopolitan National Bank of Chicago, as Trustee under Trust Number 15666 recorded in the Office of the Recorder of Cook County, Illinois, as Document Number 20446824 and registered in the Office of the Registrar of Torrens Titles of Cook County, Illinois, as Document No. 2380325 on April 1, 1968, together with their respective undivided percentage interest in said parcel (excepting from said parcel the property and space comprising all the units thereof as defined and set forth in said declaration and survey.)

4-C - 14-21-306-038-1003	16-A - 14-21-306-038-1034
5-A - 14-21-306-038-1004	16-B - 14-21-306-038-1035
5-C - 14-21-306-038-1036	16-C - 14-21-306-038-1036
6-B - 14-21-306-038-1008	17-A - 14-21-306-038-1037
6-C - 14-21-306-038-1009	17-C - 14-21-306-038-1039
7-A - 14-21-306-038-1010	18-B - 14-21-306-038-1041
8-C - 14-21-306-038-1015	19-C - 14-21-306-038-1045
9-A - 14-21-306-038-1016	21-B - 14-21-306-038-1050
9-B - 14-21-306-038-1017	22-A - 14-21-306-038-1051
9-C - 14-21-306-038-1018	22-B - 14-21-306-038-1052
11-A - 14-21-306-038-1022	23-A - 14-21-306-038-1053
12-A - 14-21-306-038-1025	23-B - 14-21-306-038-1054
14-C - 14-21-306-038-1030	25-B - 14-21-306-038-1058
15-B - 14-21-306-038-1032	26-B - 14-21-306-038-1060
15-C - 14-21-306-038-1033	27-A - 14-21-306-038-1061

89642090