

**COMMERCIAL REAL ESTATE BROKER LIEN**

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STATE OF ILLINOIS  
COUNTY OF

)  
) S.S.

The claimant, Fenske and Page Star International, Inc., a Real Estate Broker, License #078-006116 (hereinafter "claimant") of Maywood County of Cook State of Illinois hereby files a claim for lien against First Bank of Oak Park (hereinafter referred to as "owner"), of Cook County, Illinois, and states:

That on April 20, 19 92, the owner owned the following described land in the County of Cook, State of Illinois, legally described as follows:  
Sec Exhibit "A"

Permanent Real Estate Index Number(s): 04-23-300-004 and 04-23-401-003

Address(es) of premises: 2459 and 2300 N. Waukegan Rd, Glenview, Illinois  
\*as trustee under trust agreement 7781 dated January 19, 1967

- I.  A. The claimant made a written contract with said owner or his agent for the purposes of selling, leasing, or otherwise conveying any interest in the commercial real estate and said agreement was signed by the owner or his agent.
  - B. Claimant or his agent have provided licensed services that result in the procuring of a person or entity, ready willing and able to purchase, lease, or otherwise accept a conveyance of the Commercial Real Estate or any interest in the commercial real estate upon terms provided for in a written agreement signed by the owner or his agent.
  - C. Claimant had a written agreement with a prospective buyer as to the purchase or other conveyance in the buyer of commercial real estate and has satisfied his obligations pursuant to a written agreement.
  - II.  A. The Claimant or his agents procured a person or entity ready, willing and able to purchase, lease or otherwise accept a conveyance of the property upon the terms set forth in the written agreement with the owner or otherwise acceptable to the owner or his agent.
  - B. The Claimant being otherwise entitled to a fee or commission under a written agreement signed by the owner or his agent.
- Please delete the paragraphs that do not apply in I and II above.
- III. The recording of the lien precedes the conveyance, except if the Claimant is claiming to an installment commission not yet due or based upon a written agreement with the buyer.

That said owner is entitled to credit on account thereof as follows: none  
leaving due, unpaid and owing to the Claimant, after all credits, the balance of Two Hundred Thousand and no/100 Dollars (\$200,000.00), plus interest, the Claimant claims as a lien on said land and improvements.

State of Illinois )  
County of Cook ) S.S.

The affiant, Paul E. Fenske, being first duly sworn, on oath deposes and says that he is a licensed real estate broker, that he has read the foregoing claim for lien and knows the contents thereof and that all the statements therein contained are true and correct to the best of his knowledge and further states he has mailed a copy of this notice by certified mail to the owner.

State of Illinois, County of Cook ss. I, the undersigned, a Notary Public in and for Cook County, in the State aforesaid, DO HEREBY CERTIFY that Paul E. Fenske, Chief Executive Officer of Fenske and Page Star International



personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 5th day of November, 1993

Commission expires 10

This instrument was prepared by Robert B. Bromberg, 111 W. Washington, Chicago, IL 60602

MAIL TO

93307037

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23 BANK

UNOFFICIAL COPY

7207088E

Property of Cook County Clerk's Office

. DEPT-01 RECORDING \$23.50  
. T#3333 TRAN 6207 11/08/93 16:10:00  
. #1089 # \*-93-907057  
COOK COUNTY RECORDER

ROBERT J. TREBOR  
CLERK OF COOK COUNTY  
111 North Dearborn Street  
Chicago, Illinois 60610

UNOFFICIAL COPY 93007177

PARCEL 1: THAT PART OF LOT 31 IN COUNTY CLERK'S DIVISION OF SECTION 23, TOWNSHIP 43, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN LYING EAST OF A LINE DRAWN PERPENDICULAR TO THE SOUTH LINE OF LOT 30 IN SAID COUNTY CLERK'S DIVISION AND PASSING THROUGH A POINT ON SAID SOUTH LINE 255.66 FEET WEST OF THE INTERSECTION OF THE CENTER LINE OF WAUKESHA ROAD WITH SAID SOUTH LINE AND LYING SOUTH OF A LINE 408.91 FEET NORTH OF THE SAID SOUTH LINE OF LOT 30 EXCEPT THAT PART LYING EASTWARDLY OF THE WESTERLY LINE OF WAUKESHA ROAD AS WIDENED PER DOCUMENT NO. 88178636 IN COOK COUNTY, ILLINOIS.

PARCEL 2: THAT PART OF LOT 30 IN COUNTY CLERK'S DIVISION OF SECTION 23, TOWNSHIP 43, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED AS FOLLOWS:  
BEGINNING BY THE INTERSECTION OF THE SOUTH LINE OF SAID LOT 30 WITH THE CENTER LINE OF WAUKESHA ROAD THENCE WEST ALONG SAID SOUTH LINE 300 FEET THENCE NORTH PERPENDICULAR TO SAID SOUTH LINE 93 FEET THENCE EAST ALONG A LINE PARALLEL WITH SAID SOUTH LINE TO THE CENTER LINE WAUKESHA ROAD THENCE SOUTHEASTWARD ALONG SAID CENTER LINE TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

93007057

2459 2300 N. Waukegan  
Address of Real Property  
2459 & 2300 N. WAUKESHA ROAD  
GLENVIEW, IL  
Glenview

Permitted under No. 04-33-300-004 & 04-33-401-003

04 33-300-004

04-33-0401-003

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Property of Cook County Clerk's Office

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