

SUBCONTRACTOR'S

07/26/97 10:00 AM 1997-09-26 10:40:16

Cook County Recorder

15.00

NOTICE AND CLAIM

FOR MECHANIC'S

LIEN

(Above Space for Recorder's Use Only)

NOTICE is hereby given that **S MECHANICAL, INC.** of 14026 South Harrison, Posen, State of Illinois (hereinafter referred to as "Claimant") hereby files notice and claim for lien against **KAJIMA CONSTRUCTION SERVICES, INC.**, of 1901 N. Roselle Road, Suite 110, Schaumburg, Illinois (hereinafter referred to as "Contractor"), and **ZENITH ELECTRONICS CORPORATION**, of 2407 W. North Avenue, Melrose Park, Illinois (hereinafter referred to as "Owner"), and states as follows:

That on or before September 26, 1996, the Owner owned the following described land situated in the County of Cook, State of Illinois, to-wit:

See Legal Description attached hereto as Exhibit A

Address(es) of the Premises: **2407 W North Avenue, Melrose Park, IL 60160**
Permanent Real Estate Index Number(s): **12-34-304-004-0000; 12-34-304-002-0000; 12-34-304-006-8001; and, 12-34-304-006-8002.**

and **KAJIMA CONSTRUCTION SERVICES, INC.** was Owner's contractor for the improvement thereof.

That on or about September 26, 1996, said Contractor made a subcontract with the Claimant to supply heating, ventilation and air conditioning labor and materials for a contract price based upon time and material for and in said improvement, and that on June 27, 1997, the Claimant completed thereunder all of its obligations on its part to be performed, for a total contract price of \$4,098,207.00.

That said Contractor is entitled to credits on account thereof as follows: payments totalling the sum of \$3,582,600.00, leaving due, unpaid and owing to the Claimant, after allowing all credits, the sum of **Five Hundred Fifteen Thousand Six Hundred Seven and 00/100s (\$515,607.00) Dollars**, for which with interest the Claimant claims a lien on said land and improvements and on the moneys or other considerations due or to become due from the Owner under said contract against said Contractor and Owner.

S MECHANICAL, INC.

By: Gisela Sabal

Gisela Sabal, Pres.

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EXHIBIT A

LEGAL DESCRIPTION

THE WEST 570 FEET OF THAT PART OF THE SOUTHWEST FRACTIONAL QUARTER, SOUTH OF THE INDIAN BOUNDARY LINE OF SECTION 34, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING SOUTH OF THE SOUTH WASTERLY RIGHT OF WAY LINE OF THE INDIANA HARBOR BELT RAILROAD COMPANY AND NORTH OF THE NORTH LINE OF RIGHT OF WAY OF WEST NORTH AVENUE AS WIDENED, DESCRIBED AS FOLLOWS.

BEGINNING AT THE INTERSECTION OF THE WEST LINE OF SAID SOUTHWEST FRACTIONAL QUARTER AND THE NORTH LINE OF RIGHT OF WAY OF WEST NORTH AVENUE, SAID POINT BEING 102.43 FEET NORTH OF THE SOUTHWEST CORNER OF SAID SOUTHWEST FRACTIONAL QUARTER; THENCE NORTH ALONG THE WEST LINE OF SAID SOUTHWEST FRACTIONAL QUARTER, 1342.37 FEET TO THE INTERSECTION OF SAID LINE WITH THE SOUTHEASTERLY RIGHT OF WAY LINE OF THE INDIANA HARBOR BELT RAILROAD COMPANY, SAID POINT BEING 342.74 FEET SOUTH OF THE INDIAN BOUNDARY LINE; THENCE NORTHEASTERLY ALONG THE SOUTHEASTERLY RIGHT OF WAY LINE OF SAID RAILROAD ALONG A LINE FORMING AN ANGLE OF 136 DEGREES 30 MINUTES 52 SECONDS FROM SOUTH TO EAST TO NORTH WITH THE WEST LINE OF SAID SOUTHWEST FRACTIONAL QUARTER, 822.78 FEET TO INTERSECTION OF SAID RIGHT OF WAY LINE WITH THE EAST LINE OF THE WEST 570 FEET OF SAID SOUTHWEST FRACTIONAL QUARTER; THENCE SOUTH ALONG A LINE 570 FEET EAST OF AND PARALLEL WITH THE WEST LINE OF SAID SOUTHWEST FRACTIONAL QUARTER, 1945.14 FEET TO THE INTERSECTION OF SAID PARALLEL LINE WITH THE NORTH LINE OF RIGHT OF WAY OF WEST NORTH AVENUE, SAID POINT BEING 102.78 FEET NORTH OF THE SOUTH LINE OF SAID SOUTHWEST FRACTIONAL QUARTER; THENCE WEST ALONG THE NORTH RIGHT OF WAY LINE OF WEST NORTH AVENUE 570 FEET TO PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS

Property Address: 2407 W. North Avenue, Melrose Park, IL

P.I.N.s: 12-34-300-004-0000; 12-34-304-002-0000;
12-34-304-006-8001; and 12-34-304-006-8002

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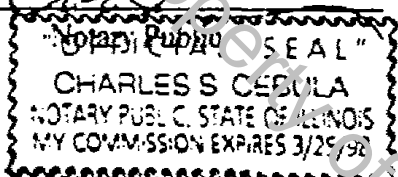
VERIFICATION

The affiant, **GISELA SABAL**, being first duly sworn, on oath deposes and says that he is duly authorized to make this affidavit on behalf of **S Mechanical, Inc.**, the Claimant; that he has read the foregoing notice and claim for lien and knows the contents thereof; and that all the statements therein contained are true and correct.

Gisela Sabal

Gisela Sabal

Subscribed and Sworn to before me
this 27th day of September, 1997.



PROOF OF SERVICE

Janet Martin, being first duly sworn, on oath deposes and says that on September 24th, (s)he served the above and foregoing Subcontractor's Notice and Claim for Lien by sending a copy thereof by certified mail, return receipt requested, with proper postage prepaid, to the following person(s):

Zenith Electronics Corporation
2407 W. North Avenue,
Melrose Park, IL 60160

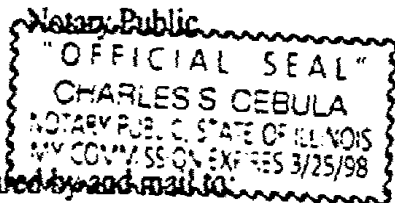
Certified Mail # Z 213 512 970

Kajima Construction Services, Inc.
1901 N. Roselle Road, Suite 110
Schaumburg, IL 60195

Certified Mail # Z 213 512 984

Subscribed and Sworn to before me
this 24th day of September, 1997.

Janet Martin



Prepared by and mail to:

Hughes & Cebula, Ltd.
Attorneys at Law
19815 Governors Highway, Suite 11
Flossmoor, IL 60422-0288
(708) 799-3700

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