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1998-06-29 15:11:12
Cook County Recorder

STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

BRUST PLUMBING, INC.
an Illinois Corporation

COOK COUNTY
RECORDER
JESSE WHITE
ROLLING MEADOWS

v.
HUBBARD STREET DANCE CHICAGO, INC.
MAJESTIC CONTRACTING SERVICES, INC.,
CITY OF CHICAGO, AMERICAN NATIONAL
BANK AND TRUST CO. OF CHICAGO, ILLINOIS
EDUCATIONAL FACILITIES AUTHORITY a body
politic, AMALAGAMATED BANK OF CHICAGO as
Trustee Trust Indenture February 1, 1998,
PREMIUM CONCRETE INC, L&W SUPPLY D/B/A CHICAGO
AREA BUILDING SPECIALTIES, WESTERN SUPPLY,
HILLSIDE LUMBER, INC.

SUB-CONTRACTOR'S CLAIM FOR LIEN

The lien claimant, BRUST PLUMBING, INC., an Illinois Corporation, of *Rolling Meadows*, County of Cook, State of Illinois, hereby files a claim for Mechanic's Lien against THE HUBBARD STREET DANCE COMPANY, INC., (hereinafter referred to as "Owner"), of 1147 West Jackson, Chicago, Illinois, who owned the following described premises, to-wit on June 27, 1997:

SEE ATTACHED EXHIBIT "A"

1. That on June 27, 1997, the lien claimant made a contract with MAJESTIC CONTRACTING SERVICES, general contractor,

via It's President and their purchase order who had a contract with owner which included plumbing work for the building known as 1147 West Jackson, Chicago, Illinois.

2. That various change orders were made and subsequent contracts and back charges for a total amount of work claimant has been contracted for of \$119,284.38.

A copy of said contracts, ^{with general and sworn} change orders etc is attached hereto as Group Exhibit "C" and made a part hereof.

3. That on April 30 the Lien claimant had completed the work per contract.

4. That \$90,337.00 has been received by claimant from the Owner for the labor and material furnished by Claimant to date leaving a balance due of \$28,947.38 and claimant claims a lien upon the and against the property in said amount.

5. That demand for payment has been made upon the general contractor and owner and no other payment have been made on the balance due.

6. That claimant hereby supplies notice to parties on information having an interest in said parcel on information per Exhibit "B" attached hereto.

BRUST PLUMBING, INC.

BY: John Brust President

JOHN BRUST

It's President

AFFIDAVIT

STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

This affiant being first duly sworn on oath, deposes and states, that he is the President of Brust Plumbing, Inc., the lien claimant; that he has read the above and foregoing lien claim; that he has knowledge of the contents thereof, and that the same is true.

John Brust President
Affiant

Subscribed and Sworn to
before me this 26 day
of June, 1998.

Kimberly L. Dierking
Notary Public

GARR & SCHLUETER, LTD.
Attorneys at Law
50 Turner Avenue
Elk Grove Village, IL 60007
(847) 593-8777
Attorney No. 24247

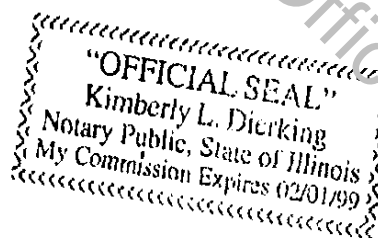


EXHIBIT "A"

Parcel 1: Lots 1 to 7, inclusive, in Chandler's Subdivision of Lots 1, 2, 3, and 4 in the Subdivision the West 1/2 of Block 24 in Canal Trustee's Subdivision of the West 1/2 and the West 1/2 of the Northeast 1/4 of Section 17, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Parcel 2: A 5-foot private alley lying South of and adjoining Lots 2, 3, 4, 5, 6 and 7 in Chandler's Subdivision of Parcel 1, aforesaid, in Cook County, Illinois.

Parcel 3: Lots 5, 6, 7, 8, 9 and 10 (except the South 2 feet of said Lot 10) in Wright's Subdivision of the West 1/2 of Block 24 in the Canal Trustees' Subdivision of the West 1/2 of the West 1/2 of the Northeast 1/4 of Section 17, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Parcel 4: Lot 11 and the South 2 feet of Lot 10 of Wright's Subdivision of the West 1/2 of Block 24 in the Canal Trustees' Subdivision of the West 1/2 and the West 1/2 of the Northeast 1/4 of Section 17, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Common Address: 1147 W. Jackson, Chicago, IL

PIN #17-17-223-001.

17-17-223-002,

17-17-223-003

17-17-223-004

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EXHIBIT "B"

MAJESTIK CONTRACTING SERVICES, INC.
P. O. Box 1283
Palatine, IL 60078

HUBBARD STREET DANCE CHICAGO
1147 W. Jackson
Chicago, Illinois

CITY OF CHICAGO
121 N. LaSalle
Chicago, IL 60602

AMERICAN NATIONAL BANK & TRUST CO. OF CHICAGO
33 N. LaSalle
Chicago, IL 60690

ILLINOIS EDUCATIONAL FACILITIES AUTHORITY
c/o Attorney Thomas Conley
333 W. Wacker, Suite 2600
Chicago, IL 60606

AMALGAMATED BANK OF CHICAGO
1 W. Monroe
Chicago, IL

L & W SUPPLY CORP. (DBA CHGO AREA BUILDING SPECIALTIES)
430 N. Damon
Chicago, IL 60622

Western Supply
P.O. Box 429
Warrenville, IL 60555

PREMIUM CONCRETE, INC.
c/o Registered Agent
50 Turner Avenue
Elk Grove Village, IL 60007

Hillside Lumber, Inc.
3439 Grand Avenue
Brookfield, IL 60153
Attn: Lindal Sokol-Francis

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March 6, 1998
Invoice #4074

Majestik Contracting Services
P.O. Box 1283
Palatine, IL 60078

Job: Hubbard Street Dance Studio
1147 Jackson Blvd.
Chicago, IL

Work Completed: Final Trim

Contract Price: \$116,567.38
Change Order #6 \$380.00

Final Contract Price: \$116,947.38
Total Paid as of 3/06/98 <\$88,000.00>

Final Balance Due: \$28,947.38

Final Payment Due: \$28,947.38

Thank You for Your Business!

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SUBCONTRACT PURCHASE ORDER

88552089

VENDOR

CODE

MAJESTIK CONTRACTING SERVICES, INC.

P.O. BOX 1283 * PALATINE, IL 60078-1283 * (847) 991-6395

BRUST PLUMBING, INC.
889B Rohlwing Road
Rolling Meadows, IL 60008

ORDER NO: HUBS
PHONE (847) 259-2500
JOB NO. HUBS
DATE 6/23/97

PLEASE ENTER OUR ORDER IN ACCORDANCE WITH TERMS AND CONDITIONS AND SHIP TO:

HUBBARD STREET DANCE COMPANY
1147 WEST JACKSON BLVD.
CHICAGO, IL

For the consideration hereinafter named, the Subcontractor covenants and agrees with said Majestik Contracting Services, Inc. as follows:

The Subcontractor will furnish all labor, materials, equipment and services, including any and all necessary scaffolding, and fully contract in a good substantial, thorough and workmanlike manner and perform in every respect the following: LABOR & MATERIAL FOR INSTALLATION OF PLUMBING

In accordance with Plan by Harry Weese Associates, 10 West Hubbard Street, Chicago, IL 60610, (312) 467-7030. Sheets A1.1 thru A1.3; A2.1 thru A2.2; A3.1 thru A3.2; A4.1; A5.1; A6.1 thru A6.2; A7.1 thru A7.3; A8.1; Dated 3/13/97. Sheets S1 thru S2. (No date) Sheets E1 thru E3 dated 5/12/97. Sheets EM1 thru EM2, dated 5/12/97. Sheets P1 thru P3, No date. Sheets FP-1FP-2. Revised to 5/7, Sheets V-1 thru V-3, Revised to 5/7, and your proposal dated 3/5/97.

For the Sum of: EIGHTY EIGHT THOUSAND FIVE HUNDRED SEVENTY FIVE DOLLARS AND 00/100

(\$88,575.00)

The contract sum is inclusive of the scope of work as outlined in proposal dated March 5, 1997

The Contractor and Subcontractor hereby agree to the full performance of this agreement including the terms and conditions and attached sheets which are hereby made a part and parcel hereof:

ACCEPTANCE:

MAJESTIK CONTRACTING SERVICE, INC

BRUST PLUMBING, INC.

(Contractor Name)

By: John Brust President 6/27/97
(Signature) (Title) (Date)

By: Ward Seifrid, President

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CONTRACT CHANGE ORDER

VENDOR
CODE**MAJESTIK CONTRACTING SERVICES, INC.**

P.O. BOX 1283 * PALATINE, IL 60078-1283 * (847) 991-6395

BRUST PLUMBING INC.
889B Rohlwing Road
Rolling Meadows, IL 60008ORDER NO. 01
PHONE (847) 259-2500
JOB: HUBS10S
DATE 6/26/97

You are hereby authorized to make the following changes to the work: PLUMBING

It is understood the above changes are to be executed under the terms of and conditions embodied in your Contract dated 6/25/97

Additional plumbing as required by owner as listed on Brust invoice 3751

Laundry tub	Room 122	\$ 150.00
Laundry tub	Stairway	\$ 950.00
Floor drains	Handicapped	\$1,980.00
Saw cutting	Entire building	\$ 900.00
New Drains	Room #128-A	\$ 975.00
Return Line	#103 & #104	\$1,800.00
Relocate Plumbing	Room 219	\$ 620.00
Add Bath	Room 207	\$ 950.00
Drinking Fountain	Room 217	\$1,500.00
Drinking Fountain	Room 202	\$1,000.00
Load of Stone	Trench	\$ 490.00
Terrazo Base	Room 126	\$1,600.00
150 Storage Tank		\$3,700.00

TOTAL EXTRA WORK \$16,615.00ORIGINAL CONTRACT \$ 88,575.00

MAJESTIK CONTRACTING SERVICES, INC.

TOTAL PREV. EXTRAS or CREDITS \$ 0THIS EXTRA TO CONTRACT \$ 16,615.00THIS CREDIT TO CONTRACT \$ 0NET TOTAL ADJ. CONTRACT \$ 105,190.00By: 
Ward Seifrid, President

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CONTRACT CHANGE ORDER

VENDOR
CODE

MAJESTIK CONTRACTING SERVICES, INC.

P.O. BOX 1283 * PALATINE, IL 60078-1283 * (847) 991-6395

BRUST PLUMBING INC.
889B Rohlfing Road
Rolling Meadows, IL 60008

ORDER NO. 02
PHONE (847) 259-2500
JOB: HUBS10S
DATE 6/26/97

You are hereby authorized to make the following changes to the work: PLUMBING

It is understood the above changes are to be executed under the terms of and conditions embodied in your Contract dated 6/25/97

Additional plumbing as required by owner

Plumbing drainage installation for the retail space \$ 2,900.00

ORIGINAL CONTRACT \$ 88,575.00
TOTAL PREV. EXTRAS or CREDITS \$ 16,615.00
THIS EXTRA TO CONTRACT \$ 2,900.00
THIS CREDIT TO CONTRACT \$ 0
NET TOTAL ADJ. CONTRACT \$ 108,090.00

MAJESTIK CONTRACTING SERVICES, INC.

By: 

Ward Seifrid, President

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Page 10 of 10

CONTRACT CHANGE ORDER

VENDOR
CODE**MAJESTIK CONTRACTING SERVICES, INC.**

P.O. BOX 1283 * PALATINE, IL 60078-1283 * (847) 991-6395

BRUST PLUMBING INC.
889B Rohlwing Road
Rolling Meadows, IL 60008ORDER NO. 03
PHONE (847) 259-2500
JOB: HUBS10S
DATE 7/7/97

You are hereby authorized to make the following changes to the work: PLUMBING

It is understood the above changes are to be executed under the terms of and conditions embodied in your Contract dated 6/23/97

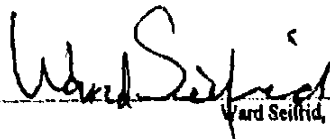
Credit for cancellation of portion of change order #2

Plumbing drainage installation for the retail space\$ 1,900.00

ORIGINAL CONTRACT	\$ 88,375.00
TOTAL PREV. EXTRAS or CREDITS	\$ 16,615.00
THIS EXTRA TO CONTRACT	\$ 0.00
THIS CREDIT TO CONTRACT	\$ 1,900.00
NET TOTAL ADJ. CONTRACT	\$ 106,190.00

MAJESTIK CONTRACTING SERVICES, INC.

By:



Ward Seifried, President

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CONTRACT CHANGE ORDER

VENDOR
CODE**MAJESTIK CONTRACTING SERVICES, INC.**

P.O. BOX 1283 * PALATINE, IL 60078-1283 * (847) 991-6395

BRUST PLUMBING INC.
889B Rohlwing Road
Rolling Meadows, IL 60008ORDER NO. 04
PHONE (847) 259-2500
JOB: HUBS10S
DATE 11/6/97

You are hereby authorized to make the following changes to the work: PLUMBING

It is understood the above changes are to be executed under the terms of and conditions embodied in your Contract dated 6/23/97

ADDITION TO CONTRACT**Room 142A: Women's Studio**

Upgrade from standard 48x36 shower base to special handicapped shower base

ADD \$ 100.00

Room 143A: Men's Studio

Upgrade from standard 48x36 shower base to special handicapped shower base

ADD \$ 100.00

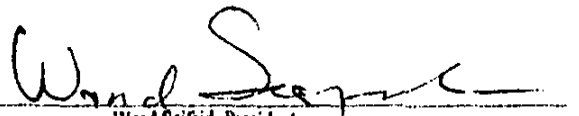
Room 142A & Room 143AExtra deep sawcutting of concrete four inches down, replacing drains to install "recessed
handicapped shower bases

ADD \$ 300.00

ORIGINAL CONTRACT	\$ 88,575.00
TOTAL PREV. EXTRAS or CREDITS	\$ 17,611.00
THIS EXTRA TO CONTRACT	\$ 500.00
THIS CREDIT TO CONTRACT	\$ 0.00
NET TOTAL ADJ. CONTRACT	\$ 106,690.00

MAJESTIK CONTRACTING SERVICES, INC.

By:


Ward Seifrid, President

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CONTRACT CHANGE ORDERVENDOR
CODE**MAJESTIK CONTRACTING SERVICES, INC.**

P.O. BOX 1283 * PALATINE, IL 60078-1283 * (847) 991-6395

BRUST PLUMBING INC.
889B Rohlfing Road
Rolling Meadows, IL 60008ORDER NO. 05
PHONE (847) 239-2500
JOB: HUBS108
DATE 12/30/97You are hereby authorized to make the following changes to the work: **PLUMBING**It is understood the above changes are to be executed under the terms of and conditions embodied in your Contract dated 6/25/97**ADDITION TO CONTRACT**

Replace sump pump that was not working to replace

ADD \$ 350.00

Replace rusted out water heater, including all piping and misc. material

ADD \$7,300.00

Replace three toilets and valves in Toilet Room 128A because the wall around the toilet had to be removed which exposed the plumbing which did not meet city codes requiring the replacement of plumbing rough.

ADD \$2,375.00

TOTAL ADDITIONS TO CONTRACT

ADD \$10,025.00

ORIGINAL CONTRACT

\$ 88,175.00

MAJESTIK CONTRACTING SERVICES, INC.

TOTAL PREV. EXTRAS or CREDITS

\$ 18,113.00

THIS EXTRA TO CONTRACT

\$ 10,025.00

THIS CREDIT TO CONTRACT

\$ 0.00

NET TOTAL ADJ. CONTRACT

\$ 116,713.00

By: Ward Seifert

Ward Seifert, President

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CONTRACT CHANGE ORDERVENDOR
CODEMAJESTIK CONTRACTING SERVICES, INC.

P.O. BOX 1283 * PALATINE, IL 60078-1283 * (847) 991-6395

BRUST PLUMBING INC.
889B Rohlfing Road
Rolling Meadows, IL 60008ORDER NO. 06
PHONE (847) 259-2500
JOB: HUBS10S
DATE 1/20/98

You are hereby authorized to make the following changes to the work: PLUMBING

It is understood the above changes are to be executed under the terms of and conditions embodied in your Contract dated 6/25/97

DEBIT TO CONTRACT

Backcharge from Majestik, pea gravel

ADD \$ 147.62

ORIGINAL CONTRACT \$ 88,575.00

MAJESTIK CONTRACTING SERVICES, INC.

TOTAL PREV. EXTRAS or CREDITS \$ 78,140.00

THIS EXTRA TO CONTRACT \$ 116,715.00

THIS CREDIT TO CONTRACT \$ <147.62>

NET TOTAL ADJ. CONTRACT \$ 116,567.38

By: 

Ward Seifert, President

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April 30, 1998
Invoice #4179

Hubbard St. Dance Company
1147 W. Jackson Blvd.
Chicago, IL

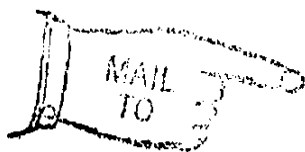
Job: Hubbard St. Dance Studio
1147 W. Jackson Blvd.
Chicago, IL 60607

ATTN: Jonathan Liden

Work Description: In rental area and office area: broke open concrete and dug down to sewer line, rodded sewer with Blandon & Sons, installed new pipe and fittings, back filled hole and patched, and removed debris.

Labor: Total 3 Man days including overtime hours @ \$650 each. \$1,950.00

Material: \$387.00



MAIL TO: DAVID SCHWARTZ
50 PENNEN AVE
EVE GALE VENTURE CO (6007)

Balance Due: \$2,337.00

Thank You for Your Business!

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MAIL TO: DAVID SORRELL
50 TRINA AVE
E4K CLEVELAND OH 44115