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96898252

MECHANIC'S LIEN:
NOTICE & CLAIM

98898252

2181/0034 27 001 Page 1 of 5

1998-10-07 10:00:39

Cook County Recorder

16.00

STATE OF ILLINOIS)
COUNTY OF COOK) SS

MONARCH CONSTRUCTION COMPANY
CLAIMANT

-VS-

(SEE ATTACHED SCHEDULE "A")
BERNHARDT ASSOCIATES, LTD.
DEFENDANT

The claimant, MONARCH CONSTRUCTION COMPANY of Elk Grove Village County of COOK, State of IL, hereby files a notice and claim for lien against BERNHARDT ASSOCIATES, LTD. contractor of 1550 W. Carroll Chicago, State of Illinois and (SEE ATTACHED SCHEDULE "A") {hereinafter referred to as "owner(s)"} and (SEE ATTACHED SCHEDULE "A") {hereinafter referred to as "lender(s)"} and states:

That on June 5, 1997, the owner owned the following described land in the County of COOK, State of Illinois to wit:

(Street Address)

Clifton Place Condominiums 3053-57 N. Clifton Avenue & 1115-17 W. Barry,
Chicago, Illinois;

A/K/A: Units 1 through 10, both inclusive, and Parking Units P-1 through P-12, both inclusive, in Clifton Place Condominiums as delineated on a survey of the following described real estate. (SEE ATTACHED "EXHIBIT A")

A/K/A: Tax # 14-29-208-001; 14-29-208-002; 14-29-208-003

and BERNHARDT ASSOCIATES, LTD. was the owner's contractor for the improvement thereof. That on June 5, 1997, said contractor made a subcontract with the claimant to provide labor and material for and in said improvement, and that on June 23, 1998 the claimant completed thereunder all that was required to be done by said contract.

In the event an apportionment or allocation of claim for lien is required by law, claimant claims a lien on each condominium unit set forth in Schedule "B" in accordance to the percentage of ownership interest as it relates to each unit.

*Box 10*

The following amounts are due on said contract:

Contract Balance	\$0.00
Extras	\$104,169.55
Total Balance Due.....	\$104,169.55

leaving due, unpaid and owing to the claimant after allowing all credits, the sum of One Hundred Four Thousand One Hundred Sixty-nine and 55/100ths (\$104,169.55) 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.

MONARCH CONSTRUCTION COMPANY

JR/SB

BY: Roger A. Moraco

Prepared By:
MONARCH CONSTRUCTION COMPANY
117 S. Lively Blvd.
Elk Grove Village, IL 60007

VERIFICATION

State of Illinois

County of COOK

The affiant, Roger A. Moraco, being first duly sworn, on oath deposes and says that he/she is President of 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.

Roger A. Moraco
President

Subscribed and sworn to
before me this September 21, 1993

Noelle C. Moraco
Notary Public Signature

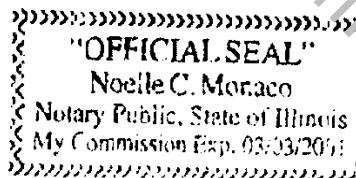
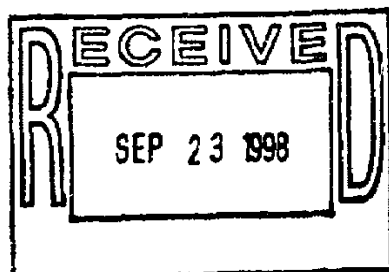


EXHIBIT "A"
LEGAL DESCRIPTION

LOTS 92, 93, AND 94 IN JOHN P. ALTGELD'S SUBDIVISION OF BLOCKS 6 AND 7, IN
OUTLOTS 2 AND 3 IN CANAL TRUSTEE'S SUBDIVISION, BEING A SUBDIVISION IN SECTION
29, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH
SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM
OWNERSHIP RECORDED JANUARY 10, 1998 AS DOCUMENT 98-046053, IN COOK
COUNTY ILLINOIS, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE
COMMON ELEMENTS APPURTENANT TO SAID UNIT, AS SET FORTH IN SAID DECLARATION.

PROPERTY ADDRESS:

COMMONLY KNOWN AS 3053 NORTH CLIFTON / 1115-17 WEST BARRY AVENUE,
CHICAGO, IL

P.I.N. 14-29-208-001 / 14-29-208-002 / 14-29-208-003

Property of Cook County Clerk's Office

SCHEDULE "A"

Unit & Parking	Owner	Address	Mortgage
1 & P-1	F. Clark Ardern Deborah L. Herman	3057 N. Clifton	First Chicago N.B.D. Mortgage Company
2 & P-2	Benjamin Cox Tricia Cox	3057 N. Clifton	G.E. Capital Mortgage Services, Inc.
3 & P-8, P-12	Michael C. Whisner Kristen Whisner	1117 W. Barry	Standard Federal Bank
4 & P-4	Conley R. McCoy	3053-7 N. Clifton	Norwest Mortgage, Inc.
5 & P-5	Michael P. Allen	1117 W. Barry	LaSalle Bank FSB
6 & P-6	Jill Elaine Benedict	3053-7 N. Clifton	Standard Financial Mortgage Corporation
7 & P-7	Brian S. Norris	3053 N. Clifton	Standard Federal Bank
8 & P-3	Anil K. Ram	3053 N. Clifton	Standard Federal Bank
9 & P-9, P-11	MWB, Inc.	1550 W. Carroll	Northern Trust Company
10 & P-10	Jill C. Carlson	3057 N. Clifton	Standard Federal Bank

SCHEDULE "B"

PERCENTAGE OF OWNERSHIP INTEREST
IN THE COMMON ELEMENTSDWELLING UNITOWNERSHIP
INTEREST IN THE
COMMON ELEMENTS

UNIT 1	8.74%
UNIT 2	9.92%
UNIT 3	9.98%
UNIT 4	8.52%
UNIT 5	8.80%
UNIT 6	9.55%
UNIT 7	4.37%
UNIT 8	10.07%
UNIT 9	14.75%
UNIT 10	0.39%

PARKING UNIT

P-1	0.57%
P-2	0.57%
P-3	0.57%
P-4	0.57%
P-5	0.57%
P-6	0.57%
P-7	0.57%
P-8	0.57%
P-9	0.57%
P-10	0.57%
P-11	0.57%
P-12	0.57%

100%

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