

STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

VERIFIED CLAIM FOR MECHANICS' LIEN

NOTICE IS HEREBY GIVEN that the undersigned, SOUTH TOWN REFRIGERATION CORPORATION, of 8041 So. Western Ave., Chicago, IL 60602 (hereinafter sometimes referred to as "Claimant"), hereby files this notice and claim for mechanics' lien against YOUNG MEN'S CHRISTIAN ASSOCIATION OF CHICAGO, as Record Owner, under the law entitled "An Act to Revise the Laws in Relation to Mechanics' Liens," approved May 19, 1903, and in force July 1, 1903, and all amendments thereto, (770 ILCS 60/01 et seq.), and states:

That on or about December 9, 1996, Claimant entered into a written agreement with YOUNG MEN'S CHRISTIAN ASSOCIATION OF CHICAGO, through Don Martinello, its employee and/or duly authorized agent in that behalf, which was authorized and knowingly permitted by YOUNG MEN'S CHRISTIAN ASSOCIATION OF CHICAGO, the Record Owner, under and by which Claimant agreed to

This document was prepared by
as is to be returned to:

Catherine Elliott-Dunne
P.O. Box 10371
Chicago, IL 60610-0371

P.I.N. 20-10-120-016

Street Address:
5000 So. Indiana Ave.
Chicago, IL 60615

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furnish, install and service (JOB WA000269) reconstruct and rebuild existing boiler system; replace controls and rewire entire system, furnish all install 182 new 2", 12 gauge wall thickness boiler tubes in boiler, including baskets, handhold plate assemblies, gasket material, steel for patches, for a quoted price of \$56,340.00; and (JOB WA00268) furnish, install and service new domestic water system, including new boilers, piping and controls, blueprints, city permits, break tank, and replace portions of existing water piping, for a quoted price of \$52,000.00; all in the building commonly known as Washington Park YMCA, 5000 So. Indiana Ave., Chicago, Cook County, Illinois, legally described as:

LOTS ONE (1) TO NINETEEN (19), BOTH INCLUSIVE, IN
DERBY'S SUBDIVISION OF THE SOUTHWEST ONE-QUARTER (1/4)
OF THE NORTHWEST ONE-QUARTER (1/4) OF SECTION 10,
TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD
PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

of which YOUNG MEN'S CHRISTIAN ASSOCIATION OF CHICAGO was then the Record Owner.

That by the terms of said contract, said work was to be completed, and said materials furnished, within a commercially reasonable time; and that the amount agreed upon for such work was as set forth above, plus such "extras" as might be contracted from time to time, which sum was to be payable upon receipt of progress or interim billings; final balance to be paid upon completion of work and receipt of invoicing from Claimant.

That the Claimant has completed the furnishing of all of the

labor, equipment and materials required by the contract in a timely and workmanlike manner.

That all of the said materials, fixtures, labor and services so furnished and delivered by the Claimant were furnished and delivered to, and used in and about, the improvement of the above premises, and of the building and other improvements thereon; and that the last of the said materials, fixtures, labor and services was so furnished, delivered and performed on the twentieth (20th) day of March, 1997.

That there is now justly due and owing to the Claimant, for the furnishing, delivery and performance of the said materials, fixtures, labor and services, as aforesaid, after allowing to the owners all just credits, deductions and setoffs, the sum of EIGHTY-THREE THOUSAND SEVEN HUNDRED TEN DOLLARS AND 40/100 (\$83,710.40), plus statutory interest accruing from the date of completion, plus reasonable attorneys' fees, all pursuant to the above-cited statute.

That the above-named Claimant now comes and claims a mechanics' lien upon the above-described premises, and all improvements thereto, as against all persons interested therein, for the amount of EIGHTY-THREE THOUSAND SEVEN HUNDRED TEN DOLLARS AND 40/100 (\$83,710.40), according to the statute in such case made and provided.

Respectfully submitted,

SOUTH TOWN REFRIGERATION CORPORATION

By: Catherine Elliott-Dunne
Catherine Elliott-Dunne
Its Attorney

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STATE OF ILLINOIS)
) SS.
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30007074

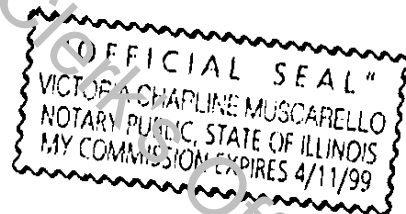
VERIFICATION

I, Catherine Elliott-Dunne, being first duly sworn on oath, depose and state that I am the attorney and authorized agent for SOUTH TOWN REFRIGERATION CORPORATION, the Claimant herein, and have authority to execute this Verification on behalf of said corporation; that I have read the foregoing VERIFIED CLAIM FOR MECHANICS' LIEN and am familiar with the contents thereof; that the allegations contained therein are true and correct, except as to matters stated to be on the basis of information and belief, and as to such matters, I verily believe said allegations to be true and correct.

Catherine Elliott-Dunne
Catherine Elliott-Dunne

SUBSCRIBED and SWORN to before me
this 14th day of January, 1998

Victoria Charline Muscarello
Notary Public



Catherine Elliott-Dunne
Attorney for Claimant
One No. LaSalle St., Suite 2117
Chicago, IL 60602-3908
Phone (312) 332-5535
Fax: (312) 332-5541
Attorney I.D. #16743
ARDC #06191931

STATE OF ILLINOIS)
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VERIFIED CLAIM FOR MECHANICS' LIEN

NOTICE IS HEREBY GIVEN that the undersigned, SOUTH TOWN REFRIGERATION CORPORATION, of 8041 So. Western Ave., Chicago, IL 60602 (hereinafter sometimes referred to as "Claimant"), hereby files this notice and claim for mechanics' lien against BOARD OF TRUSTEES OF THE YOUNG MEN'S CHRISTIAN ASSOCIATION OF CHICAGO, under the law entitled "An Act to Revise the Laws in Relation to Mechanics' Liens," approved May 19, 1903, and in force July 1, 1903, and all amendments thereto, (770 ILCS 60/01 et seq.), and states:

That on or about March 14, 1997, Claimant entered into a written agreement with YOUNG MEN'S CHRISTIAN ASSOCIATION OF CHICAGO, through Tom Kruger, its employee and/or duly authorized agent in that behalf, which was authorized and knowingly

This document was prepared by
as is to be returned to:

Catherine Elliott-Dunne
P.O. Box 10371
Chicago, IL 60610-0371

P.I.N. 18-04-201-006
18-04-201-008
18-04-201-009
18-04-201-014

Street Address:
31 E. Ogden Ave.
LaGrange, Cook County, IL

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permitted by BOARD OF TRUSTEES OF THE YOUNG MEN'S CHRISTIAN ASSOCIATION OF METROPOLITAN CHICAGO, the Record Owner, under and by which Claimant agreed to furnish, install and service new rooftop and condensing heating-ventilation-air conditioning ("HVAC") units per proposal, including five (5) Trane YCD180B-3H 15-ton rooftop units; one (1) Trane YCD120B 10-ton rooftop unit; one (1) Trane TTA240B-3 20-ton rooftop condensing unit; 2 Trane TWE 120A-1 20-ton air handlers; two (2) Trane BATWATRO14A steam coils; economizers, temperature sensors; ICD interface units for \$43,492.00; three (3) Trane Varitrack systems with dampers and bypass dampers for \$10,500.00; also including rental of crane to assist in installation; insulation; steam piping; installation and balancing of controls; dry wall; run gas lines through building; run conduit through bypass dampers; install ductwork; also including balance and start-up; all in the building commonly known as Ridgeport YMCA, 31 E. Ogden Ave., LaGrange, Cook County, IL, legally described as:

SEE LEGAL DESCRIPTION ATTACHED HERETO AS EXHIBIT A of which BOARD OF TRUSTEES OF THE YOUNG MEN'S CHRISTIAN ASSOCIATION OF METROPOLITAN CHICAGO was then the Record Owner.

That by the terms of said contract, said work was to be completed, and said materials furnished, within a commercially reasonable time; and that the amount agreed upon for such work was \$282,000.00, plus such "extras" as might be contracted from time to time, which sum was to be payable upon receipt of progress or interim billings; final balance to be paid upon completion of work and receipt of invoicing from Claimant.

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That the Claimant has completed the furnishing of all of the labor, equipment and materials required by the contract in a timely and workmanlike manner.

That all of the said materials, fixtures, labor and services so furnished and delivered by the Claimant were furnished and delivered to, and used in and about, the improvements thereon; and that the last of the said materials, fixtures, labor and services was so furnished, delivered and performed on the twenty-sixth (26th) day of November, 1997.

That there is now justly due and owing to the Claimant, for the furnishing, delivery and performance of the said materials, fixtures, labor and services, as aforesaid, after allowing to the owners all just credits, deductions and setoffs, the sum of SIXTEEN THOUSAND DOLLARS AND 00/100 (\$16,000.00), plus statutory interest accruing from the date of completion, plus reasonable attorneys' fees, all pursuant to the above-cited statute.

That the above-named Claimant now comes and claims a mechanics' lien upon the above-described premises, and all improvements thereto, as against all persons interested therein, for the amount of SIXTEEN THOUSAND DOLLARS AND 00/100 (\$16,000.00), according to the statute in such case made and provided.

Respectfully submitted,

SOUTH TOWN REFRIGERATION CORPORATION

By: Catherine Elliott-Dunne
Catherine Elliott-Dunne
Its Attorney

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COUNTY OF COOK)

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VERIFICATION

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Catherine Elliott-Dunne
Catherine Elliott-Dunne

SUBSCRIBED and SWORN to before me
this 14th day of January, 1998

Victoria Charline Muscarello
Notary Public



Catherine Elliott-Dunne
Attorney for Claimant
One No. LaSalle St., Suite 2117
Chicago, IL 60602-3908
Phone (312) 332-5535
Fax: (312) 332-5541
Attorney I.D. #16743
ARDC #06191931

Notary Office

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EXHIBIT A

PARCEL 1:

Lot 17 in Block 3 in Shawmut Avenue Addition to La Grange in the North 1/2 of the Northeast 1/4 of Section 4, Township 38 North, Range 12, East of the Third Principal Meridian.

PARCEL 2:

Lot 18 in Block 3 in Shawmut Avenue Addition to La Grange in the North 1/2 of the Northeast 1/4 of Section 4, Township 38 North, Range 12, East of the Third Principal Meridian, in Cook County, Illinois, Block 4 in Lymans Addition to La Grange, a Subdivision of that part North 1/2 of Section 4, Township 38 North, Range 12, East of the Third Principal Meridian, lying East of the center line of 5th Avenue and North of the right of way of the Chicago, Burlington and Quincy Railroad.

PARCEL 3:

Lot 6 in Block 3 in Lymans Addition to La Grange, a Subdivision of that part of the North 1/2 of Section 4, Township 38 North, Range 12, East of the Third Principal Meridian, lying East of the center line of 5th Avenue, North of the right of way of the Chicago, Burlington and Quincy Railroad.

PARCEL 4:

Lots 2 and 3 in Lizzie E. Lymans Subdivision in Section 4, Township 38 North, Range 12, East of the Third Principal Meridian.

Property of Cook County Clerk's Office

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Catherine Elliott-Dunne
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P.I.N. 18-04-201-015

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permitted by YOUNG MEN'S CHRISTIAN ASSOCIATION OF CHICAGO, the Record Owner, under and by which Claimant agreed to furnish, install and service new rooftop and condensing heating-ventilation-air conditioning ("HVAC") units per proposal, including five (5) Trane YCD180B-3H 15-ton rooftop units; one (1) Trane YCD120B 10-ton rooftop unit; one (1) Trane TTA240B-3 20-ton rooftop condensing unit; 2 Trane TWE 120A-1 10-ton air handlers; two (2) Trane BATWATRO14A steam coils; economizers, temperature sensors; ICD interface units for \$43,492.00; three (3) Trane Varitrack systems with dampers and bypass dampers for \$10,500.00; also including rental of crane to assist in installation; insulation; steam piping; installation and balancing of controls; dry wall; run gas lines through building; run conduit through bypass dampers; install ductwork, also including balance and start-up; all in the building commonly known as Ridgeport YMCA, 31 E. Ogden Ave., LaGrange, Cook County, IL, legally described as:

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