

# UNOFFICIAL COPY

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1999-01-21 09:01:30

Cook County Recorder

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STATE OF ILLINOIS )  
 ) SS.  
COUNTY OF COOK )

NOTICE IS HEREBY GIVEN that  
MECHANICAL TOWN SERVICES, a  
division of NORTH TOWN  
REFRIGERATION CORPORATION,  
a Delaware corporation,

of 659 Academy Drive, Northbrook, IL 60062. (hereinafter sometimes referred to as "Claimant"), hereby files this notice and claim for lien against 1945 MELROSE PARK LIMITED PARTNERSHIP, an Illinois limited partnership, as Record Owner; and AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO; as Owner or other interested party; 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, and states:

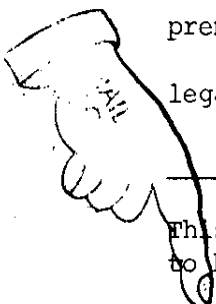
That on or about Sept. 29, 1998, Claimant entered into a verbal agreement with PIEMONTE FOODS, which was authorized and knowingly permitted by 1945 MELROSE PARK LIMITED PARTNERSHIP, the Record Owner, under and by which Claimant agreed to furnish, install and service: three evaporator motors; time clock; coils, butt spike connectors; valves; filter dryers; fan blades; and related refrigerants, nitrogen and oils; all to walk-in coolers located within building premises commonly known as 1945 No. 15th Avenue, Melrose Park, IL 60160; legally described as:

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

P:I.N. 12-34-404-035-0000  
12-34-404-036-0000

Catherine Elliott-Dunne  
Attorney for Claimant  
P.O. Box 10371  
Chicago, IL 60610-0371  
Phone: (312) 332-5535

Street Address:  
1945 No. 15th Avenue  
Melrose Park, Cook County, Illinois



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SEE LEGAL DESCRIPTION ATTACHED HERETO AS EXHIBIT A

of which 1945 MELROSE PARK LIMITED PARTNERSHIP 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 was on a time-and-materials basis, with materials totalling \$3,369.30, and labor totalling \$1,532.00 (total: \$4,901.30), plus any extras that might be contracted from time to time, which sum was to be payable upon completion of installation and receipt of invoicing.

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 said 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 first (1st) day of October, 1998.

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 set-offs, the sum of FOUR THOUSAND NINE HUNDRED ONE DOLLARS AND 30/100 (\$4,901.30), plus statutory interest accruing from the date of last work of ten percent (10%) per annum, plus its reasonable attorneys' fees, pursuant to the Illinois Mechanics' Lien Act, and all amendments thereto (770 ILCS 60/01 et seq.).

That the above-named Claimant now comes and claims a mechanics' lien upon the above-described premises and all improvements thereon; as against all persons



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## EXHIBIT A LEGAL DESCRIPTION

THAT PART OF LOTS 4, 7 AND 8 IN THE SUBDIVISION OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 34, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN IN THE TOWN OF LEYDEN, COUNTY OF COOK, STATE OF ILLINOIS, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT IN THE WEST LINE OF LOT 4, WHICH POINT IS 100 FEET SOUTH OF THE NORTH LINE OF LOT 4; THENCE EASTERLY ALONG A LINE PARALLEL TO THE NORTH LINE OF LOT 4 TO A POINT WHICH IS MIDWAY BETWEEN THE EAST LINE OF 15TH AVENUE AND THE WEST LINE OF GEORGE STREET; THENCE SOUTHERLY IN A STRAIGHT LINE TO A POINT WHICH IS MIDWAY BETWEEN THE EAST LINE OF 15TH AVENUE AND THE WEST LINE OF GEORGE STREET ON A LINE 241 FEET SOUTH OF AND PARALLEL WITH THE NORTH LINE OF LOT 4; THENCE WESTERLY ALONG A LINE 241 FEET SOUTH OF AND PARALLEL WITH THE NORTH LINE OF LOT 4 TO THE WEST LINE OF LOT 4; THENCE NORTHERLY ALONG THE WEST LINE OF LOT 4 TO THE PLACE OF BEGINNING.

ALSO THAT PART OF LOT 4 AND LOT 3 IN THE SUBDIVISION OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 34, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN THE TOWN OF LEYDEN, COUNTY OF COOK AND STATE OF ILLINOIS, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT IN THE WEST LINE OF LOT 4, WHICH POINT IS 241 FEET SOUTH OF THE NORTH LINE OF LOT 4; THENCE EASTERLY ALONG A LINE PARALLEL TO THE NORTH LINE OF LOT 4 TO A POINT WHICH IS MIDWAY BETWEEN THE EAST LINE OF 15TH AVENUE AND THE WEST LINE OF GEORGE STREET; THENCE SOUTHERLY ALONG A LINE PARALLEL TO THE WEST LINE OF LOT 4, 24 FEET TO A POINT; THENCE WESTERLY ALONG A LINE PARALLEL TO THE NORTH LINE OF LOT 4 TO THE WEST LINE OF SAID LOT 4; THENCE NORTHERLY ALONG THE WEST LINE OF LOT 4, 24 FEET TO THE POINT OF BEGINNING.

Street Address:  
1945 No. 15th Avenue  
Melrose Park, Cook Co., Illinois

P.I.N. 12-34-404-022-0000

