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## MECHANIC'S LIEN

2019 056729

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MICHAEL REG(	B	BR	OW	H

STATE OF INDIANA	)
	)
COUNTY OF LAKE	)

BE IT KNOWN, that the undersigned lien claimant, Eldon J. Waldschmidt located at 45 N Michigan Ave, in Hobart located in the County of Lake in the State of Indiana with the zip code of 46342, hereby files a claim for a Mechanic's Lien against Mary Jean Thyen located at 1261 millipondrd, in Valparaiso 46385 located in the County of Porter in the State of Indiana in the zip code 46385, and hereinafter referred to as the "Owner," and any other persons, lenders, creditors or entities that have or may have a claim or interest in the below described real estate, and in support thereof states as follows:

BE IT KNOWN, that on, the aforementioned Owner, did own the following described real estate property located in the County of Lake, in the State of Inchange wit:

the Lake County Recorder!

The property being located at 253 N Michigan Ave, in the City of Hobart, Indiana 46342, and together with any improvements and other buildings, if any, is hereinafter referred to as the "Premises," with said real estate having the permanent index identification number of Attachment A and the legal property description as follows:

## Attachment A

On, the Lien Claimant entered into an oral contract with the aforementioned Owner towork on house on said Premises for the original total sum of \$4,692.82, which became due and payable upon completion of the build and/or project services.

The Lien Claimant satisfactorily completed and fulfilled its obligation towork on house on the aforementioned Premises on 07-17-2019, and the Owner having inspected and approved of the work completed. To date the Lien Claimant has received a down payment toward the project build in the amount of \$0.00, thus leaving a balance due of \$4,692.82.

Lien Claimant, in good faith, provided the agreed upon labor and materials needed towork on house at the request of the Owner of the Premises. A final invoice was provided to the Owner itemizing cost of materials and labor with a request for final payment. Furthermore, 2 months have elapsed since the Owner was provided with the final balance due.

The Lien Claimant hereby states and affirms that there is a total outstanding balance of\$4,692.82 in which the aforementioned party has neglected and, after repeated collection attempts, refuses to submit payment. It is due to the Owner's breach of contract that the Claimant is entitled to have imposed a lien on the aforementioned and herein described property, along with any and all improvements located on the premises for the total outstanding sum owed, in addition to any interest and collection costs allowable by law pursuant to the State of Indiana Statutes.

Pryroed By Elder & Waldrehilt

# 2506 CAGN

## NOTARY ACKNOWLEDGMENT

STATE OF INDIANA COUNTY OF LAKE	)	ss.	
The Affiant, Eldon J. Waldschmidt, being duly	/ sworn	, on	C

oath deposes and says that s/he is the Lien Claimant and that s/he has read the foregoing claim for the lien and knows the contents thereof, and that all statements therein contained are true and correct to the best of his/her belief and knowledge.

Subscribed and sworn to before me on . Eldon J. Waldschmidt 45 N Michigan Ave This Document is Hobert Indiana 46342 the Lake County Recorder! Walkshuelt (Date) VIRGINIA J. GOUWENS Commission Number 8623634 My Commission Expires January 17, 2027

My commission expires on: 1-17-27

"I AFFIRM, UNDER THE PENALTIES FOR PERJURY THAT I HAVE TAKEN REASON-ABLE CARE TO REDACT EACH SOCIAL SECURITY NUMBER IN THIS DOCUMENT, UNLESS REQUIRED BY LAW, PREPARED BY: \_ C # \

91029741

STATE OF INDIANA COUNTY OF LAKE

IN THE LAKE CIRCUIT COURT

IN THE MATTER OF THE SUPERVISED. ESTATE OF HAROLD A. HELIN, DECEASED ESTATE NO. 45-CO1-9012-ES-400

DULY ENGRED FOR WARTERS SHARET TO PENAL ACCEPTANCE FOR TRANSPER.

Service Transfer

JUN 13 1991

AGUNCH LAKE COUNT

EXECUTOR'S DEED.

onal Representative of the

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th estate is cunder the supervision of the Circuit Court of Lake County, under Cause Number 45-CO1-9012-ES-400 in the Office of the Clerk of the Circuit Court of Lake County, Indiana, pursuant to an order of the Circuit Court

of Lake County, Indiana, dated the 3

1991, for good and sufficient consideration, conveys to:

Mary Jean Thyen

the following described real estate in Lake County, State of Ediana, The Following described real estate in Lake County, State of Ediana, The Following to William and Laid down on the recorded place of Wood's Addition, to Hobart, except the South 30 feet by parallel lines of Lot 16 in Woods Addition to the Town (now City) of Robart, as per plat thereof, recorded in

(now City) of Nobart, as per plat thereof, recorded in Deed Record "D" page 567, in the Office of the Recorder of Lake County, Indiana, except that part of said Lot 16 lying East of a line intersecting the North line of said Lot, a distance of 161.42 feet West of the Northeast corner and intersecting the South line a distance of 170.1 feet feetWest of the Southeast corner of said Lot 16

Subject to all legal highways, right-of way and easements subject to the taxes for the year 1991, payable in May and November, 1992, and all taxes subsequent thereto.

IN WITNESS WHEREOF, the said Harry R. Kneifel, Sr., as Personal Representative of the Estate of Harold A. Helin, Deceased,