

NOT AN OFFICIAL DOCUMENT

2023-512262
04/26/2023 02:39 PM
TOTAL FEES: 25.00
BY: JAS
PG #: 3

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD
GINA PIMENTEL
RECORDER

SWORN STATEMENT AND NOTICE OF INTENTION TO HOLD MECHANIC'S LIEN
(Ind. Code § 32-8-3-3)

The name and the address of the Claimant is: **V & L Plumbing & Heating, Inc.**
9621 North Industrial Drive
Saint John, IN 46373

The name and the address of the Owner is: **CAHST Munster LLC**
c/o CA Ventures
130 East Randolph Street, Suite 2100
Chicago, IL 60601

You are hereby notified that **V & L Plumbing & Heating, Inc.**, (hereinafter called Claimant), whose address is **9621 North Industrial Drive, Saint John, IN 46373**, intends to hold a Mechanic's Lien on the following described real estate commonly known as: **Rush Medical Center, 9200 Calumet Avenue, Munster, IN 46321**, and improvements thereon, for the amount of **\$123,940.50**, for furnishing to **BEAR Construction Company, 1501 Rohlwing Road, Rolling Meadows, IN 46321**, Contractor, installation of new sanitary, vent, water piping and plumbing fixtures, all related materials and/or labor by Claimant for improvements of said real estate within the last ninety (90) days, the last date said improvements were furnished was **February 10, 2023**, which real estate is more specifically described as follows:

APN/Parcel ID(s): 45-06-25-276-007.000-027

Lot 7 in the re-subdivision of Lot 1 for Lake Business Center Subdivision, as per plat Thereof, recorded in Plat Book 10, Page 55 as Document Number 2013-063067, in the Office of the Recorder, Lake County, Indiana.

Commonly known as: **Rush Medical Center, 9200 Calumet Avenue, Munster, IN 46321**

The undersigned individual executing this instrument, having been duly sworn upon his oath under the penalties of perjury, hereby states the Claimant intends to hold a Mechanic's Lien upon the above-described real estate and the described improvements, and the facts and matters set forth in the foregoing statement are true and correct.

Dated: **April 25, 2023**

Submitted, Signed and Prepared by:
Luis Quintana
President
V & L Plumbing & Heating, Inc.
9621 North Industrial Drive
Saint John, IN 46373

File No: 140782-23-1

cc: **CAHST Management LLC – Owner's Agent**
9200 Calumet Avenue
Munster, IN 46321

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STOP NOTICE
(Ind. Code § 32-8-3-9)

TO: CAHST Munster LLC Owner
c/o CA Ventures
130 East Randolph Street, Suite 2100
Chicago, IL 60601

FROM: V & L Plumbing & Heating, Inc. Claimant
9621 North Industrial Drive
Saint John, IN 46373

PLEASE TAKE NOTICE that Claimant has provided certain labor, materials, machinery, or services in connection with your property for which he has not been paid, as described below:

1. Claimant has provided the following labor, materials, machinery, or services: **installation of new sanitary, vent, water piping and plumbing fixtures, all related materials and/or labor** to BEAR Construction Company, 1501 Rohlwing Road, Rolling Meadows, IN 46321, Contractor.
2. Said labor, materials, machinery, or services were furnished by Claimant in connection with the property located at **9200 Calumet Avenue, Munster, IN 46321**, for which Claimant's employer or lessee is indebted to him in the amount of **\$123,940.50**.

NOTE

Claimant holds the owner responsible for this claim; and the owner shall be liable for such claim, but not to exceed the amount which may be due, and may thereafter become due, from him to the employer or lessee, which may be recovered in an action whenever an amount equal to such claim, over other claims having priority, shall be due from such owner to the employee or lessee.

Dated: April 25, 2023

BY:


Valerie Fort of Lienguard LLC, Agent for
V & L Plumbing & Heating, Inc.
9621 North Industrial Drive
Saint John, IN 46373

File No.: 140782-23-1

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I affirm, under the penalties for perjury, that I have taken reasonable care to redact each Social Security number in this document, unless required by law.

V & L Plumbing & Heating, Inc.

BY: _____

Luis Quintana


President

V & L Plumbing & Heating, Inc.
9621 North Industrial Drive
Saint John, IN 46373

STATE OF INDIANA)

COUNTY OF LAKE) ^{ss}

Before me, a Notary Public in and for said County and State, on April 25 2023, personally appeared Luis Quintana who acknowledged the execution of the above and foregoing instrument. I have, in witness thereof, subscribed my name and affixed my official seal.



Dondi C. Brandenburg



This instrument was prepared by Valerie Fort, of Lienguard, LLC, 9160 Forum Corporate Parkway, Suite 350, Fort Myers, FL 33905, Agent