

In Illinois Filing A Mechanic Lien Is Only The First Step: Notice Required Too

Many states mandate lien claimants complete at least two steps to successfully claim a lien: (1) File the lien; (2) Send notice of the lien to the property owner and other interested parties. In California, for example, the [law was just changed to require more post-lien notices](#) to be sent to the property owner.

Thanks to [Laurie & Brennan, LLP for calling our attention to a recent Illinois Appeals Court decision](#) that re-iterates this important post-filing step. The case -- [Parkway Bank and Trust Co. v. Meseljevic](#) (click to read full text) -- holds that a mechanic lien is invalid as to a construction lender because the lender was not provided with notice of the lien within 90 days after the claimant's completion of the work.

Read this article on the Construction Lien Blog here:
<http://constructionlienblog.com/?p=2264>