



This space reserved for Recorder of Deeds

**IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS  
MUNICIPAL DEPARTMENT - FIRST DISTRICT**

**CITY OF CHICAGO, a Municipal Corporation,** )

**Plaintiff,** )

**v.** )

**TRUST #31283, dated January 26, 2001,  
COSMOPOLITAN BANK AND TRUST, as  
Trustee, MUNSON FAMILY LIMITED  
PARTNERSHIP, and AM BUS COMPANY,** )

**Defendants.** )

**No. 01 M1 402506**

**Re: 9332 S. Constance Ave./  
9400 S. Bennett Ave.**

**Agreed Order of Settlement with Permanent Injunction**

This case is before the Court to approve the terms of this Agreed Order of Settlement between the plaintiff City of Chicago ("City"), and the defendant Munson Family Limited Partnership ("Defendant").

The parties wish to resolve this case without a trial, and have read and voluntarily agreed to the terms of this Order. The Court makes the following findings of fact and law, and orders the Defendant to comply with each of the agreements listed in this Order:

1. The Court has *in personam* jurisdiction over the parties and *in rem* jurisdiction over the property commonly known as 9332 South Constance Avenue/9400 South Bennett Avenue, Chicago, Illinois ("the subject property"), and legally described as:

# UNOFFICIAL COPY

THE WEST 166.48 FEET OF THE NORTH 292.50 FEET OF THE NORTH 312.50 FEET OF THE WEST 332.95 FEET OF THE EAST 998.85 FEET OF THAT PART OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 1, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT A POINT ON THE NORTH AND SOUTH CENTER LINE OF SAID SECTION 665 FEET NORTH OF SOUTH LINE OF SAID SECTION; THENCE RUNNING NORTH ALONG THE SAID CENTER LINE 332.50 FEET; THENCE RUNNING WEST PARALLEL WITH THE SOUTH LINE OF SAID SECTION 2128 FEET; THENCE RUNNING SOUTH PARALLEL WITH THE WEST LINE OF SAID SECTION 332.50 FEET MORE OR LESS TO THE NORTH PROPERTY LINE OF THE LAND OF CHICAGO AND WESTERN INDIANA RAILROAD COMPANY AS CONVEYED TO CHICAGO TITLE AND TRUST COMPANY, AS TRUSTEE BY DEED DATED AUGUST 25, 1924 AND RECORDED SEPTEMBER 18, 1924 AS DOCUMENT 8594938 IN BOOK 20017, PAGE 459; THENCE EAST ALONG THE SAID NORTH PROPERTY LINE OF SAID RAILROAD 2128 FEET MORE OR LESS TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS.

Permanent Index Number 25-01-324-016-0000.

2. Located on the subject property is a large unimproved lot. The subject property is located in an M-1 Restricted Manufacturing District.
3. The Defendant is the sole legal beneficiary of the land trust that owns legal title to the subject property.
4. The City alleges in its First Amended Complaint for Equitable and Other Relief that the defendants have been parking or allowing the parking of motor vehicles at the subject property without having the necessary paving, markings, screening, and landscaping, and without having been issued a certificate-of-occupancy by the City, in violation of Municipal Code of Chicago §§17-10.16 and 11.16 (2001), beginning on or about April 11, 2001, and continuing to the present.
5. The Defendant admits to these allegations and agrees to plead liable to all counts alleged in the First Amended Complaint. Defendant shall pay no fines, but agrees to reimburse the City of its litigation costs in the amount of \$158.50, and reinspection fees in the amount of \$100. Payment of the \$258.50 shall be made by mailing a certified check or money order, that is payable to the City of Chicago, to Tina Zvanja at 30 North LaSalle Street, Suite 700, Chicago, Illinois, by no later than February 17, 2002.
6. A permanent injunction is entered enjoining the Defendant, its successors, heirs, assignees, agents, and/or other person(s) working in concert with it or under its control from parking or allowing the parking of motor vehicles on the subject property. If the subject property is brought into compliance with the Chicago Zoning Ordinance's off-street parking provisions, then Defendant shall have leave to file a motion to vacate this permanent injunction.
7. The Court shall retain jurisdiction to enforce the terms of this Agreed Order. If a violation of any of this Order's provisions exists, the penalty shall be:

Page 2 of 3

Date

Judge Ann Houser

Page 3 of 3

0020088325

Page 2 of 3

525

Page 3 of 3

UNOFFICIAL COPY

Property of Cook County Clerk's Office

4/1/2011