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IN THE CIRCUIT COURT OF COOK COUNTY
COUNTY DEPARTMENT, LAW DIVISION



Doc#: 0330818073
Eugene "Gene" Moore Fee: \$40.50
Cook County Recorder of Deeds
Date: 11/04/2003 10:26 AM Pg: 1 of 9

CITY OF CHICAGO, a municipal
corporation,

Plaintiff.

vs.

THE ATCHISON, TOPEKA AND SANTA FE
RAILWAY COMPANY AND ILLINOIS
CENTRAL GULF RAILROAD COMPANY,
Defendants.

No. 87 L 50785

Parcel(s):
JT904A, JT907A, JT908A
JT909A, JT910C

FINAL JUDGMENT ORDER

9011540205

THIS CAUSE COMING ON TO BE HEARD upon the Complaint for Condemnation of The City of Chicago, a municipal corporation and body politic and corporate of the State of Illinois for the ascertainment of just compensation to be paid by Plaintiff for fee simple title to the real estate designated as Parcels JT907A, JT908A, JT909A and JT910C as described on Exhibit A,

And the Plaintiff appearing by Kelly J. Welsh, Corporation Counsel and Earl L. Neal & Associates, Special Assistant Corporation Counsel; and it appearing to the Court that all parties Defendant herein have been served with process in the manner and form provided for by statute.

And the Court having jurisdiction of all the parties to this suit and the subject matter thereof, the Defendants, Illinois Central Gulf Railroad Company by its attorney, John H. Doeringer, and the Atchison, Topeka and Santa Fe Railway Company by Thomas Geselbracht and John Mitchell of the Firm of Rudnick and Wolfe and all other named Defendants having been served and having failed to appear in this matter as required by law and an order of default having been entered against Lila Rogers Moore, Speed Smith Goodloe, Marie Shreve Goodloe, Mordelle

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Goodloe Lyons, William D. Parker, Robert M. Cochrane, William J. Dixon, Jeffrey L. Brantley, Foster & Kleiser and the parties appearing herein having waived a trial by jury. The Court has heard evidence, both oral and documentary, pertaining to Plaintiff's and Defendant's respective theories of highest and best use. The Court has also heard evidence, both oral and documentary, relating to the just compensation to be paid by the Plaintiff for the subject property, and the Court being fully advised in the premises.

Finds the just compensation to be paid by the Plaintiff to the owner or owners of or the party or parties interested in the parcels of real property, designated in the Amended Complaint for Condemnation, to be the total sum of **TWO HUNDRED AND TEN THOUSAND FIVE HUNDRED AND TWENTY SIX (\$210,526.00) DOLLARS**, for the fee simple title interests designated with respect to each parcel described on Exhibit A attached hereto.

WHEREFORE, IT IS HEREBY ORDERED, ADJUDGED AND DECREED that the just compensation to be paid by the Plaintiff to the owner or owners of or party or parties interested in the above described real property for their fee simple title therein is the sum of **TWO HUNDRED AND TEN THOUSAND FIVE HUNDRED AND TWENTY SIX (\$210,526.00) DOLLARS**, said amount being full and final satisfaction of all takings, damages, costs and claims of the Defendant arising out of or resulting from the Plaintiff's complaint and acquisition of the subject property, including without limitation all claims for reimbursement of relocation costs.

The Plaintiff has heretofore deposited the said sum of **SEVENTY FOUR THOUSAND EIGHT HUNDRED (\$74,800.00) DOLLARS** with the Treasurer of Cook County, Illinois pursuant to a preliminary ascertainment of just compensation in the quick take proceedings in this Court. Said amount was deposited with the Cook County Treasurer on August 8, 1987 and September 10, 1987 and Orders Vesting Title in Plaintiff were entered on September 29, 1987

and November 19, 1987.

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The Defendants, Illinois Central Railroad and Atchison, Topeka and Santa Fe Railway Company was the owner of subject property and has withdrawn the preliminary just compensation deposited herein by order of this Court and is further entitled to the additional compensation adjudicated herein;

IT IS THEREFORE ORDERED AND ADJUDGED that Plaintiff shall within 60 days hereof, pay the remaining amount of just compensation as adjudicated herein to wit: **ONE HUNDRED AND THIRTY FIVE THOUSAND SEVEN HUNDRED AND TWENTY SIX (\$135,726.00) DOLLARS** to Cook County Treasurer on behalf of the owners and the parties interested therein.

The sale of the railroad track, track materials and nine bridges linking the parcels of real estate acquired herein shall be paid for separately and shall be covered by a separate bill of sale.

The Court finds that there is no just reason for delaying the enforcement of said judgment. The parties hereto agree not to appeal this judgment.

Dec 28, 1990

ENTER:
Mary M. Conrad
JUDGE

JUDGE MARY M. CONRAD
DEC 28 1990
Circuit Court-555

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Thomas Geselbracht
John Mitchell
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Chicago, Illinois 60601
(312) 368-4094

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Approved and Agreed to:
Thomas F. Geselbracht

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EXHIBIT A

PARCEL NO: JT904A, JT907A, JT908A,
JT909A, JT910C.

LEGAL DESCRIPTION:

JT-904A - Fee Simple

THAT PART OF THE JOINT RIGHT OF WAY OF THE ILLINOIS CENTRAL GULF RAILROAD AND THE ATCHISON, TOPEKA AND SANTA FE RAILWAY COMPANY'S CONSISTING OF PART OF LOTS 2, 3, 4 AND 5 IN BLOCK 2 OF MCKENNA AND ROYER'S SUBDIVISION OF THE SOUTH PART OF BLOCKS 16 AND 17 IN CANAL TRUSTEE'S SUBDIVISION OF THE SOUTH FRACTIONAL SECTION 29, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, TOGETHER WITH THE PART OF THE ALLEY, LYING BETWEEN SAID LOTS 2, 3, 4 AND 5 AND THE EASTERLY HALF OF SOUTH PITNEY COURT, LYING WESTERLY OF SAID LOTS 2 AND 3 DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE NORTHERLY RIGHT OF WAY LINE OF THE SAID JOINT RIGHT OF WAY AND THE CENTER LINE OF SOUTH PITNEY COURT; THENCE SOUTHERLY ALONG SAID CENTER LINE A DISTANCE OF 38 FEET, MORE OR LESS, TO ITS INTERSECTION WITH THE WESTERLY EXTENSION OF THE SOUTHERLY LINE OF SAID LOT 3; THENCE EASTERLY ALONG SAID WESTERLY EXTENSION OF THE SOUTHERLY LINE OF SAID LOT 3 AND THE SOUTHERLY LINE OF LOT 3 TO THE SOUTHEASTERLY LINE OF LOT 3, BEING THE WESTERLY LINE OF AN ALLEY; THENCE SOUTHERLY ALONG THE WESTERLY LINE OF SAID ALLEY A DISTANCE OF 25 FEET, MORE OR LESS, TO ITS INTERSECTION WITH THE WESTERLY EXTENSION OF THE SOUTHERLY LINE OF SAID LOT 5; THENCE EASTERLY ALONG SAID WESTERLY EXTENSION OF THE SOUTHERLY LINE OF SAID LOT 5 AND THE SOUTHERLY LINE OF SAID LOT 5 TO ITS INTERSECTION WITH THE SOUTH RIGHT OF WAY LINE OF SAID JOINT RIGHT OF WAY, THENCE NORTHERLY ALONG SAID DIVERSION IN SAID RIGHT OF WAY LINE A DISTANCE OF 20 FEET, MORE OR LESS, TO A RIGHT OF WAY LINE A DISTANCE OF 220 FEET, MORE OR LESS, TO THE POINT OF BEGINNING.

JT-907A - Fee Simple

ALL THAT PART OF LOT 1 OF BRAINARD AND EVANS SUBDIVISION OF BLOCK 2 IN CANAL TRUSTEE'S SUBDIVISION OF THE SOUTH FRACTION SECTION 29 AND ALSO ALL THAT PART OF LOT 6 IN BLOCK 1 IN CANAL TRUSTEE'S SUBDIVISION OF THE SOUTH FRACTION SECTION 29, ALL IN TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT 1, SAID POINT BEING THE POINT OF INTERSECTION BETWEEN THE NORTH LINE ARCHER AVENUE AND THE EAST LINE OF CORBETT STREET (ORIGINALLY SALT STREET); THENCE NORTH ALONG THE EAST LINE OF SAID CORBETT STREET, THE SAME BEING THE WESTERLY LINE OF SAID LOT 1, A DISTANCE OF 80.5 FEET, MORE OR LESS, TO A POINT THAT IS 80.0 FEET NORTHERLY OF AND NORMALLY DISTANT TO THE NORTH LINE OF SAID ARCHER AVENUE, TO THE POINT OF BEGINNING; THENCE EASTERLY ALONG A LINE THAT IS 80.0 FEET NORTHERLY OF AND PARALLEL TO THE NORTH LINE OF SAID

17-29-309-003--0000

17-29-407-002-0000
 17-29-407-003-0000
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ARCHER AVENUE, A DISTANCE OF 534.1 FEET, MORE OR LESS, TO A POINT ON THE WEST LINE OF GREEN STREET (ORIGINALLY LIME STREET), THE SAME BEING THE EASTERLY LINE OF SAID LOT 6; THENCE NORTHERLY ALONG THE EASTERLY LINE OF LOT 6, A DISTANCE OF 28.13 FEET, MORE OR LESS, TO A POINT THAT IS 105 FEET NORTHERLY OF AND NORMALLY DISTANCE TO THE NORTH LINE OF SAID ARCHER AVENUE, BEING ALSO THE NORTHERLY LINE OF THE JOINT RIGHT OF WAY LINE OF THE ILLINOIS CENTRAL GULF RAILROAD AND THE ATCHISON, TOPEKA AND SANTA FE RAILWAY COMPANY'S; THENCE WESTERLY ALONG A LINE 105 FEET NORTHERLY OF AND PARALLEL TO THE NORTH LINE OF ARCHER AVENUE, BEING ALSO THE AFORESAID NORTHERLY RIGHT OF WAY LINE A DISTANCE OF 546.66 FEET, MORE OR LESS, TO THE EAST LINE OF CORBETT STREET (ORIGINALLY SALT STREET); THENCE SOUTHERLY ALONG SAID EAST LINE OF CORBETT STREET A DISTANCE OF 25.15 FEET TO THE POINT OF BEGINNING TOGETHER WITH ALL OF THE JOINT RIGHT OF WAY OF AFORESAID RAILROAD AND RAILWAY COMPANY'S, LYING EASTERLY OF THE EAST LINE OF GREEN STREET AND WESTERLY OF THE WEST LINE OF HALSTED STREET, CONSISTING OF PARTS OF LOTS 7, 8, 9, 21, 22, 23 AND 24 IN ROBERT HEALY'S SUBDIVISION OF LOT 7 OF BLOCK 1 OF SAID CANAL TRUSTEE'S SUBDIVISION, TOGETHER WITH PART OF GREEN STREET LYING EASTERLY OF LOT 6 IN BLOCK 1 IN SAID CANAL TRUSTEE'S SUBDIVISION AND WESTERLY OF LOT 21 IN SAID ROBERT HEALY'S SUBDIVISION; TOGETHER WITH THE ALLEY LYING EASTERLY OF LOTS 23 ND 24 AND WESTERLY OF LOTS 7, 8 AND 9 IN SAID ROBERT HEALY'S SUBDIVISION.

JT-909A - Fee Simple

THAT PART OF JOINTLY OWNED RIGHT OF WAY OF THE ATCHISON TOPEKA AND SANTA FE RAILWAY AND THE ILLINOIS CENTRAL GULF RAILROAD, LYING SOUTHEASTERLY OF THE SOUTHEASTERLY RIGHT OF WAY LINE OF THE ATCHISON TOPEKA AND SANTA FE RAILWAY BEING PART OF LOTS 36, 37, 38, 66, 67 AND ALL OF THE LOT 68 IN CRANE'S SUBDIVISION OF PART OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 28, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN LYING EAST OF THE EAST LINE OF SOUTH CANAL STREET AS OPENED BY AN ORDER BY POSSESSION BY SUPERIOR COURT OF COOK COUNTY, ILLINOIS GENERAL NO. 102424 ON JUNE 18, 1910 AND RECORDED IN THE RECORDER'S OFFICE OF COOK COUNTY, ILLINOIS AND ADJOINING THE WEST LINE OF SOUTH STEWARD AVENUE.

JT-910C - Fee Simple

LOTS 29, 30, 75 AND 76 AND THAT PART OF LOTS 26, 27 AND 28 LYING EASTERLY OF A STRAIGHT LINE DRAWN FROM A POINT OF INTERSECTION OF THE NORTH LINE OF WEST CERMAK ROAD, AS WIDENED AND THE WEST LINE OF LOT 26 TO A POINT ON THE NORTH LINE OF LOT 28, 10 FEET WEST OF THE NORTHEAST CORNER OF LOT 28, AND THAT PART OF LOT 77, 78 AND 79 LYING EASTERLY OF A STRAIGHT LINE DRAWN FROM THE SOUTHWEST CORNER OF LOT 79 TO A POINT ON THE NORTH LINE OF LOT 77, 6 FEET WEST OF THE NORTH EAST CORNER OF LOT 77 ALL IN SOUTH SCANDIANAVIA ADDITION TO CHICAGO, A SUBDIVISION OF BLOCKS 31 AND 32 IN CANAL TRUSTEE'S SUBDIVISION OF THE WEST 1/2 OF SECTION 21, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN AND SO MUCH OF THE SOUTHEAST 1/4 AS LIES WEST OF THE SOUTH BRANCH OF THE CHICAGO RIVER.

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17-21-336-020-0000
 17-29-104-013-0000
 17-28-104-014-0000
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 17-21-336-013-0000
 17-21-336-014-0000
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 17-21-336-014-0000
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JT-908A - Fee Simple

THAT PART OF THE JOINT RIGHT OF WAY OF THE ATCHISON, TOPEKA AND SANTA FE RAILWAY AND THE ILLINOIS GULF RAILROAD, CONSISTING OF ALL OF OR PARTS OF LOTS 1 TO 13 BOTH INCLUSIVE, LOT 17 IN A. MURRAY'S SECOND SUBDIVISION OF PART OF 15 ACRES NORTH OF ARCHER AVENUE IN THE SOUTH FRACTION OF THE NORTHWEST 1/4 OF SECTION 28, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN AND LOT 19 IN A. MURRAY'S SUBDIVISION OF LOTS 15 AND 18 OF A. MURRAY'S SECOND SUBDIVISION AS AFORESAID AND LOT 2 IN D. KREIGH'S SUBDIVISION OF LAND IN THE SOUTH FRACTION OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF AFORESAID SECTION 28 AND LOTS 8, 9, 12, 13, 16, 19 TO 26 BOTH INCLUSIVE IN H.L. STEWARD AND OTHER'S SUBDIVISION OF LOTS 11 TO 20 OF BLOCK 2 OF SOUTH BRANCH ADDITION TO CHICAGO, BEING THE SOUTHEAST FRACTION OF THE NORTHWEST 1/4 OF AFORESAID SECTION 28, EXCEPT 15 ACRES FROM THE WEST SIDE AND 8 ACRES FROM THE NORTH END THEREOF, TOGETHER WITH THE ALLEYS WHICH THE AFOREMENTIONED RAILWAY AND RAILROAD COMPANY'S OR PREDECESSOR'S WERE GRANTED PERMISSION TO OCCUPY BY AN ORDINANCE PASSED BY THE CITY COUNCIL OF THE CITY OF CHICAGO ON AUGUST 1, 1889 AND RECORDED IN THE RECORDER'S OFFICE OF COOK COUNTY, ILLINOIS ON FEBRUARY 27, 1891 AS DOCUMENT NUMBER 1,425,765, LYING SOUTHEASTERLY OF THE FOLLOWING DESCRIBED LINE: BEGINNING AT THE NORTHWEST CORNER OF LOT 1 IN A. MURRAY'S SECOND SUBDIVISION AS AFOREMENTIONED AND THENCE NORTHEASTERLY ALONG THE NORTHERLY LINE OF LOT 1 AND LOTS 3 AND 17 BOTH INCLUSIVE IN SAID A. MURRAY'S SECOND SUBDIVISION TO THE MOST NORTHEASTERLY CORNER OF SAID LOT 17 AND ALONG THE NORTHERLY LINE OF LOT 19 IN A. MURRAY'S SUBDIVISION OF LOTS 15 AND 18 AS AFOREMENTIONED AND SAID NORTHERLY LINE OF SAID LOT 19 EXTENDED NORTHEASTERLY ACROSS LOT 2 IN AFOREMENTIONED D. KREIGH'S SUBDIVISION TO A POINT ON THE ARC OF A CIRCLE CONCAVE TO THE EAST HAVING A RADIUS OF 1,808 FEET MORE OR LESS; THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CIRCLE AN ARC DISTANCE OF 353 FEET MORE OR LESS TO POINT ON THE SOUTHERLY LINE OF LOT 26, SAID POINT BEING 747 FEET MORE OR LESS NORTHEASTERLY OF THE SOUTHWEST CORNER OF LOT 1 IN AFOREMENTIONED A. MURRAY'S SECOND SUBDIVISION, AS MEASURED ALONG THE SOUTHERLY LINE OF SAID LOTS 1 TO 13 AND 17 IN AFOREMENTIONED A. MURRAY'S SECOND SUBDIVISION, THE SOUTHERLY LINE OF LOT 19 IN AFOREMENTIONED A. MURRAY'S SUBDIVISION OF LOTS 15 AND 18, THE SOUTHERLY LINE OF LOT 2 IN D. KREIGH'S SUBDIVISION AND THE SOUTHERLY LINE OF LOTS 8, 9, 12, 13, 16 AND LOTS 19 TO 26 BOTH INCLUSIVE IN H.L. STEWARD AND OTHERS AS AFOREMENTIONED; AND LYING NORTHWESTERLY OF THE FOLLOWING DESCRIBED LINE, BEGINNING AT A POINT ON WEST LINE OF LOT 1 IN AFORESAID A. MURRAY'S SECOND SUBDIVISION 45.09 FEET SOUTH OF THE NORTHWEST CORNER OF SAID LOT 1, THENCE NORTH 59 DEGREES, 52 MINUTES, 27 SECONDS EAST A DISTANCE OF 306.66 FEET; THENCE NORTH 73 DEGREES, 53 MINUTES, 28 SECONDS EAST A DISTANCE OF 150.95 FEET TO THE NORTHWESTERLY LINE OF SOUTH ARCHER AVENUE, SAID POINT BEING 490.00 FEET NORTHEASTERLY OF THE SOUTHWEST CORNER OF AFORESAID LOT 1, AS MEASURED ALONG THE NORTHWESTERLY LINE OF SOUTH ARCHER AVENUE, ALSO THAT PART OF SAID LOT 1 LYING SOUTHWESTERLY OF THE ARC OF A CIRCLE CONVEX TO THE SOUTHWEST HAVING A RADIUS OF 5.00 FEET, SAID

17-28-111-018-6001 & 6002
 17-28-111-024-6001 & 6002

17-28-111-035-6001 & 6002
 17-28-111-036-6001 & 6002
 17-28-111-037-6001 & 6002
 17-28-111-038-6001 & 6002
 17-28-111-039-6001 & 6002
 17-28-111-016-6001 & 6002

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ARC INTERSECTING THE WEST LINE OF SAID LOT 1 AT A POINT 9.50 FEET NORTH OF THE SOUTHWEST CORNER OF SAID LOT 1 AND 8.00 FEET NORTHEASTERLY OF SAID SOUTHWEST CORNER AS MEASURED ON THE SOUTHERLY LINE OF SAID LOT 1.

Property of Cook County Clerk's Office

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COOK COUNTY, ILLINOIS OFFICE OF COUNTY TREASURER

Bernard J. Korzen, Treasurer

CHICAGO 60602 10-7 19 87

City of ILLINOIS Dept. of TRANSPORTATION.

HOW PAID	CASH	CHECK	Money Order	DRAFT
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Credit Account Condemnation Deposit No. 4553

DESCRIPTION	AMOUNT
<u>CASE # 87 L50785</u>	
<u>PARCEL 4JT 908-A</u>	
<u>Judgement Award \$48,000.00</u>	
<u>" " DATE SEPT. 10. 1988</u>	

Not Valid Unless Officially Received By Cashier

PAID

OCT - 7 1987

GENERAL RECORDS DIVISION

By FW

Fund D

No. D 33811

Treasurer ORIGINAL

PROPERTY OF COOK COUNTY CLERK'S OFFICE

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COOK COUNTY, ILLINOIS OFFICE OF COUNTY TREASURER

Bernard J. Korzen, Treasurer

CHICAGO 60602

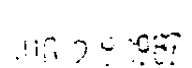
8-28 1987

Rec'd of CITY OF CHICAGO

HOW PAID	CASH	CHECK	Money Order	DRAFT
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Credit Account CONDEMNATION DEPOSIT No. 4553

DESCRIPTION	AMOUNT
(CASE # 87 L 50775)	
PARCEL # JT 904A, 707/10 VOL 517	
PERM INDEX 17-29-309-003-0000	
JUDGEMENT AWARD 826,800.00	
DATE 8-5-87	

Not Valid Unless Officially Received By Cashier	
 By <u>WB</u>	GENERAL RECORDS DIVISION No. D 33617
Fund <u>D</u>	

ORIGINAL



Department of Law
 REAL ESTATE DIVISION
 CITY OF CHICAGO
 30 N. LA SALLE, #1610
 CHICAGO, ILLINOIS 60602