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Eugene "Gene" Moore
Cook County Recorder of Deeds
Date: 01/23/2009 08:32 AM Pg: 1 of 3

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

CITY OF CHICAGO, a Municipal Corporation,)

Plaintiff,)

v.)

9-25 W. HUBBARD, LLC,)

Defendant.)

No. 08 M1 401765

Re: 15 West Hubbard Street

Courtroom 1107

AGREED ORDER OF SETTLEMENT WITH PERMANENT INJUNCTION

This case is before the Court to approve the terms of this Agreed Order of Settlement with Permanent Injunction between Plaintiff City of Chicago ("City") and Defendant 9-25 W. Hubbard, LLC, ("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 Defendant to comply with each of the agreements stated in this Order:

1. The Court has *in personam* jurisdiction over the parties and *in rem* jurisdiction over the property commonly known as 15 West Hubbard Street, Chicago, Illinois ("subject property"), and legally described as:

LOTS 14 AND 15 IN BLOCK 1 IN WOLCOTT'S ADDITION TO CHICAGO, IN SECTION 9, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

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2. The subject property contains a commercial building ("subject building") and is located in a DX-7 Downtown Mixed-Use District.
3. Defendant 9-25 W. Hubbard, LLC, is the owner of the subject property, having obtained title by two deeds dated April 14, 2004. One was a special warranty deed which conveyed an undivided one-half interest in the subject property and was recorded as document number 0423310184. The other was a trustee's deed which transferred an undivided one-half interest in the subject property and was recorded as document number 0411703047.
4. The City alleges in its Complaint for Equitable and Other Relief that beginning on or about October 29, 2007, Defendant erected one banner sign with lighting and a second sign without obtaining a permit from the City, in violation of the Municipal Code of Chicago.
5. Defendant admits to these allegations and agrees to plead liable to all counts alleged in the City's Complaint. Defendant further agrees to pay the City a fine in the amount of \$1000.00 and reimburse the City of the City's litigation costs in the amount of \$126.00. Payment of the \$1,126.00 shall be made by a certified check or money order payable to the "City of Chicago" and delivered to Kimberly Miller at 30 North LaSalle Street, Suite 700, Chicago, Illinois, 60602, no later than March 3, 2009.
6. Defendant along with its successors, heirs, assignees, agents, and/or other person(s) working in concert with it or under its control, is permanently enjoined from erecting or maintaining any sign at the subject property without first obtaining a permit from the City.
7. The Court shall retain jurisdiction of the injunctive portions of this Agreed Order solely for the purposes of enforcement or modification of the injunctions, upon proper motion. The Court shall retain jurisdiction of all other portions of this Agreed Order solely for the purpose of enforcement of the terms of this Agreed Order.
8. Each violation of any of this Order's provisions shall result in:
 - a. A fine to the City in the amount of \$1,000.00 per day of violation; and
 - b. Upon petition by the City, a hearing as to why Defendant, or any other party subject to this Agreed Order, should not be held in contempt of court for violation of this Order.
9. This is a final order and the Court finds no just reason for delaying enforcement. All parties waive their right to appeal this Order.

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10. This case is taken off the Court's call.

Agreed to by:

Plaintiff City of Chicago:

Mara S. Georges
Corporation Counsel
City of Chicago

By: Erin McGraw
Erin K. McGraw
Assistant Corporation Counsel
30 N. LaSalle St., Suite 700
Chicago, IL 60602
(312) 744-5526
#90909

Defendant 9-25 W. Hubbard, LLC:

By: _____
9-25 W. Hubbard, LLC
~~C/O CT Corporation System, Registered Agent~~
208 South LaSalle Street, Suite ~~814~~ 1410
Chicago, Illinois 60604

ENTERED:

Assoc. Judge ANN HOUSER

JAN 16 2009

Circuit Court 227

Date

Judge