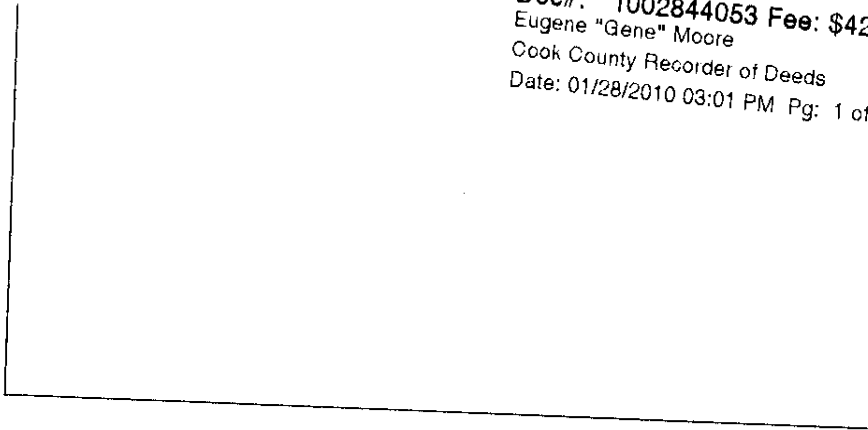




Doc#: 1002844053 Fee: \$42.00  
Eugene "Gene" Moore  
Cook County Recorder of Deeds  
Date: 01/28/2010 03:01 PM Pg: 1 of 4

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Property of Cook County Clerk's Office

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

CITY OF CHICAGO, a Municipal Corporation,  
Plaintiff,  
v.  
American Housing Trust VIII, et al.,  
Defendants.

Case No. 07M1403656  
Re: 824 N. Keystone Ave.

ORDER FOR ISSUANCE AND EXECUTION OF JUDICIAL DEED

On application of petitioner, City of Chicago, for the issuance of a judicial deed,

THE COURT FINDS:

- 1) The Court has jurisdiction of the subject matter and over respondents in this cause of action.
- 2) On June 5, 2008, the Court entered an Order declaring abandoned the premises commonly known as 824 N. Keystone Ave. and legally described in Exhibit A, attached, under the provision of section 5/11-31-1 (d) of Chapter 65 of the Illinois Compiled Statutes (2006).
- 3) The notices required by law to be given owners and other person having an interest of record in the property have been duly

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served.

4) The owners of the property have failed to appear in this action after proper notification of the petitioner's request for abandonment and after being sent a copy of the Order of Abandonment.

5) Other persons having an interest in the property have failed to appear and to request the Court's permission to demolish the building at the premises or to restore the building to a safe condition within the time requirements prescribed by law.

6) Petitioner has complied with all provisions of law regarding the issuance of judicial deeds and specifically with section 5/11-31-1 (d) of the Illinois Municipal Code (2006) and is entitled to a judicial deed conveying in fee simple the hereinbefore described real estate and every part thereof.

**WHEREFORE, THE COURT ORDERS THAT:**

A. The Court is authorized to forthwith make, execute and deliver to the petitioner a judicial deed, free and clear of all liens, upon presentation of a properly completed judicial deed of all the real estate described in paragraph 2 of this Order.

B. Upon production of said deed, the present Recorder of Deeds/Registrar of Titles of Cook County or his/her successor in office shall be and is authorized and directed to accept the deed for recording.

C. Upon production of said deed, the present Cook County Assessor, Cook County Treasurer and ex-officio Cook County Collector, and Cook County Clerk, or their successors in office, shall be and are authorized and directed to void and extinguish the tax liens against the property described in said deed for the current and prior years as provided by section 216 (e) of the Revenue Act (ILCS, Ch. 35, 205/216(e), as amended).

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D. The Court reserves jurisdiction of this cause for the purpose of issuing any order of possession to place and maintain said petitioner in possession of said real estate as may be necessary or desirable and for the purpose of executing the judicial deed authorized in paragraph A.

E. The Order of Court granting the City of Chicago a judicial deed to the property described in paragraph 2 of this Order is expressly found to be final and appealable pursuant to Supreme Court Rule 304(a).

DATE:

ENTER:

JUDGE



MARA S. GEORGES  
Corporation Counsel  
By: Lindsey M. Spencer  
Attorney for Plaintiff  
30 North LaSalle St., Ste. 700  
Chicago, Illinois 60602  
(312) 744-2832  
Attorney's No. 90909

Associate Judge William G. Filson

JAN 21 2010  
Circuit Court 1714

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## Exhibit A

LOT 12 IN BLOCK 2 IN ELLSWORTH T. MARTIN'S SUBDIVISION OF BLOCKS  
1 AND 2 IN THE RESUBDIVISION OF BLOCKS 5 AND 6 OF FOSTER  
SUBDIVISION OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 3,  
TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL  
MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly known as: 824 N. Keystone Ave., Chicago, Illinois.

Property Index No.: 16-03-430-028-0000

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