

Duplicate Original



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Eugene "Gene" Moore  
Cook County Recorder of Deeds  
Date: 02/18/2012 09:16 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. )

CLARA M. DAVIS. , et al., )

Defendants. )

No. 11 M1 401697

Re: 630 N. LONG

Courtroom: 1111

ORDER OF DEMOLITION

This cause coming to be heard on February 6, 2012, on the complaint of the Plaintiff, City of Chicago, a municipal corporation ("City"), by Stephen R. Patton, Corporation Counsel of the City of Chicago, against the following named Defendants:

**CLARA M. DAVIS  
MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR  
FINANCIAL FREEDOM ACQUISITION, LLC  
U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT**

The Court being fully advised of the premises of this proceeding and having heard the testimony of the City's inspector, finds that:

1. The Court has jurisdiction of the parties hereto and the subject matter, which is the premises located at the following address: **630 N. Long**, Chicago, Illinois, and legally described as follows:

LOTS 19 AND 20 IN BLOCK 1 IN WILSON AND ST. CLAIR'S RESUBDIVISION OF BLOCK 3 IN MERRICK SUBDIVISION OF BLOCK 5 WITH LOTS 4, 5, AND 6 IN BLOCK 6 IN MERRICK'S SUBDIVISION OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 9, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

This parcel has a Permanent Index Number of 16-09-109-040

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2. Located on the subject property is a two-story frame residential building.
3. The Court having heard testimony and evidence finds that the building located on the subject property is dangerous, hazardous, unsafe and beyond reasonable repair under the Unsafe Buildings Statute, 65 ILCS 5/11-31-1 (1996) in that:
  - a. The building is vacant and open.
  - b. The building's electrical system has exposed wiring and missing fixtures.
  - c. The building's floor is warped and has smoke, fire, or water damage.
  - d. The building's glazing is broken or missing and has cracked panes.
  - e. The building's heating system is stripped, inoperable, and vandalized.
  - f. The building's masonry has holes, smoke, fire, or water damage, step or stress fractures, and washed out mortar joints.
  - g. The building's plaster is broken or missing and has smoke, fire, or water damage.
  - h. The building's plumbing has missing fixtures and is stripped and inoperable.
  - i. The building's stairs have handrails of improper height and lack joist hangers and ledger bolts.
4. Demolition of the subject property, as a whole, is the least restrictive alternative available to effectively abate the conditions now existing there.

**WHEREFORE, IT IS HEREBY ORDERED THAT:**

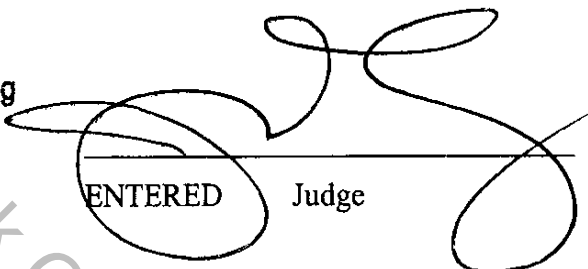
- A. Judgment is entered in favor of Plaintiff City of Chicago and against Defendants on Counts I and IV of the City of Chicago's complaint for demolition.
- B. The remaining counts of the City's complaint for demolition are voluntarily dismissed.

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- C. Pursuant to 65 ILCS 5/11-31-1 and the City's police powers under Article VII of the Illinois Constitution, the City is granted authorization to demolish the building on the subject property, effective immediately and is entitled to a lien for the costs of demolition, court costs, and other costs enumerated by statute, and/or other statutory remedies.
- D. Defendants shall remove any and all persons, if any, occupying the subject property and all personal property from said premises no later than the effective date so that said premises will be completely vacant and free of personal property before demolition is commenced.
- E. Pursuant to Illinois Supreme Court Rule 304(a), this is a final and appealable order. The Court finds no just reason for delay in the enforcement or appeal of this order.
- F. The Court reserves jurisdiction of this cause to enforce the terms of this order and for the purpose of ascertaining and approving the demolition and litigation costs.

Judge James M. McGing

FEB 07 2012



ENTERED Judge

PLAINTIFF, CITY OF CHICAGO Court 1926

Stephen R. Patton, Corporation Counsel

By: Gabrielle E. Parker

Gabrielle E. Parker

Assistant Corporation Counsel

Building and License Enforcement Division

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