

# UNOFFICIAL COPY

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

HAITAO YAO and LISA HUANG, )  
PAULINE WONG HUGH, )  
SHAOHUA HUANG, and )  
MING ZHANG )

Plaintiffs, )

vs. )

EMERALD HOMES II, LLC, an Illinois )  
Limited Liability Company, )  
WABASH DEVELOPMENT GROUP )  
WABASH PROPERTIES, INC. )  
SEE WONG, individually, and )  
PETER SIU, individually, )

Defendants. )

Court No. 2011 L 11988



Doc#: 1212331056 Fee: \$46.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 05/02/2012 12:54 PM Pg: 1 of 5

### AGREED ORDER

Plaintiffs SHAOHUA HUANG and Defendants EMERALD HOMES II, LLC,  
WABASH DEVELOPMENT GROUP and SEE WONG, individually, state and agree as  
follows:

1. EMERALD HOMES II, LLC admits liability to Plaintiffs.
2. Judgment is hereby entered in favor of Plaintiffs and against EMERALD HOMES II, LLC in the amount of \$ 139,000.00 plus interest plus court cost.
3. WABASH DEVELOPMENT GROUP admits liability to Plaintiffs.
4. Judgment is hereby entered in favor of Plaintiffs and against WABASH DEVELOPMENT GROUP in the amount of \$139,000.00 plus interest plus court cost.
5. WABASH PROPERTIES INC admits liability to Plaintiffs.
6. Judgment is hereby entered in favor of Plaintiffs and against WABASH PROPERTIES INC in the amount of \$139,000.00 plus interest plus court cost.
7. SEE WONG individually admits liability to Plaintiffs.
8. Judgment is hereby entered in favor of Plaintiffs and against SEE WONG, individually, in the amount of \$139,000.00 plus interest plus court cost.
9. The total judgment amount that EMERALD HOMES II, LLC, WABASH DEVELOPMENT GROUP, WABASH PROPERTIES, INC., and SEE WONG shall pay

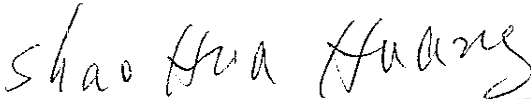
Plaintiffs initials: HS Defendant initials: SW

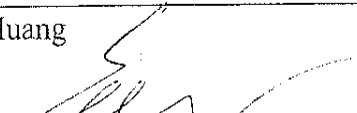
# UNOFFICIAL COPY

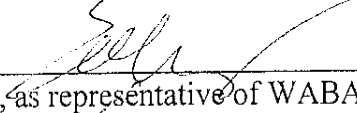
to Plaintiffs, SHAOHUA HUANG, is One Thousand Forty Seven Thousand Dollars (\$147,000.00).

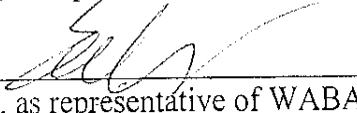
10. EMERALD HOMES II, LLC, WABASH DEVELOPMENT GROUP, WABASH PROPERTIES INC., and SEE WONG shall pay the total judgment amount of One Thousand Forty Seven Thousand Dollars (\$147,000.00) with interest at the rate of Six Percent ( 6%) per annual from the date of the entry of this Court Order on any principal and interest, to be satisfied by monthly payments of Two Thousand Eight Hundred Forty One Dollars and Ninety Two Cents (\$2,841.92) for Five (5) years, commencing on April 15, 2012, and thereafter on the 15<sup>th</sup> day of each month to and including April 15, 2017. EMERALD HOMES II, LLC, WABASH DEVELOPMENT GROUP, WABASH PROPERTIES, INC., and SEE WONG shall continue to make monthly payments until the principal and interest are paid in full, but in no event by later than April 15, 2017. On April 15, 2017, EMERALD HOMES II, LLC, WABASH DEVELOPMENT GROUP, WABASH PROPERTIES, INC., and SEE WONG shall pay off the entire remaining principle and interest, if any, in one lump sum.
11. So long as the Defendants are in compliance with the above terms, enforcement of this Agreed Order is stayed.
12. So long as the Defendants are in compliance with the above terms, statutory judgment interest is waived in lieu of the above stated interest rate.
13. The court shall retain jurisdiction of this Agreed Order for the purposes of enforcement.

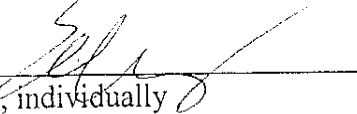
STIPULATED AND AGREED:


  
 \_\_\_\_\_  
 Shaohua Huang

  
 \_\_\_\_\_  
 See Wong, as representative of EMERALD HOMES II, LLC

  
 \_\_\_\_\_  
 See Wong, as representative of WABASH DEVELOPMENT GROUP

  
 \_\_\_\_\_  
 See Wong, as representative of WABASH PROPERTIES INC

  
 \_\_\_\_\_  
 See Wong, individually

Plaintiffs initials: HS Defendant initials: 

# UNOFFICIAL COPY

ENTERED:

Dated: April 11, 2012 Judge Raymond W. Mitchell

APR 11 2012

Judge of the Circuit Court of Cook County ~~Circuit Court - 1992~~

Robert J. McLaughlin, Esq.  
Christian Ryba, Esq.  
Segal McCambridge Singer & Mahoney, Ltd.  
233 S. Wacker Drive  
Willis Tower  
Suite 5500  
Chicago, Illinois 60606  
Tel: (312) 645-7800  
Fax: (312) 645-7711  
Firm ID# 13681

Property of Cook County Clerk's Office

APR 11 2012  
Circuit Court of Cook County, IL

Plaintiffs initials: H.S Defendant initials: [Signature]

# UNOFFICIAL COPY

Legal Description – Exhibit “A”

**PIN: 17-28-107-014-1001**

**Legal description:**

PARCEL 1: UNIT 1 IN THE CANAL CROSSING COMMERCIAL CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: PARTS OF LOT 4 IN BLOCK 7 IN HANSELL ELCOCK COMPANY'S RESUBDIVISION OF SUNDRY LOTS BLOCKS 7 & 8 (ACCORDING TO THE PLAT THEREOF RECORDED DECEMBER 31, 1913) AS DOCUMENT 5331082 AND LOT 12 IN BLOCK 7 IN SOUTH BRANCH ADDITION TO CHICAGO IN SECTION 28, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 1014834039, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2: NON-EXCLUSIVE EASEMENTS FOR INGRESS, EGRESS, USE AND ENJOYMENT AS CREATED BY AND GRANTED IN THE DECLARATION OF COVENANTS, RESTRICTIONS AND RECIPROCAL EASEMENTS FOR CANAL CROSSING RESIDENTIAL CONDOMINIUM AND CANAL CROSSING COMMERCIAL CONDOMINIUM RECORDED AS DOCUMENT NUMBER 1014722060.

Parcel P.I.N.s: 17-28-107-005 and 17--23-105-006 (affects underlying parcel, including unit and other real estate)  
Unit P.I.N. (2011 tax year): 17-28-107-014-1001

Street address: 2318 South Canal Street, Chicago, IL 60616

---

Cook County Clerk's Office

# UNOFFICIAL COPY

Legal Description – Exhibit B”

**PIN: 17-28-107-013-1032**

**Legal Description:**

PARCEL 1: UNIT 510 IN THE CANAL CROSSING RESIDENTIAL CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 4 IN BLOCK 7 IN HANSELL ELCOCK COMPANY'S RE-SUBDIVISION OF SUNDRY LOTS, BLOCKS 7 AND 8 (ACCORDING TO THE PLAT THEREOF RECORDED DECEMBER 31, 1913 AS DOCUMENT 5331082) AND LOT 12 IN BLOCK 7 IN SOUTH BRANCH ADDITION TO CHICAGO, IN SECTION 28, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 1014834038, AS AMENDED, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE P-6 AND PARKING SPACE P-47, BOTH LIMITED COMMON ELEMENTS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 1014834038.

PARCEL 3: NON-EXCLUSIVE EASEMENTS FOR INGRESS, EGRESS, USE AND ENJOYMENT AS CREATED BY AND GRANTED IN THE DECLARATION OF COVENANTS, RESTRICTIONS AND RECIPROCAL EASEMENTS FOR CANAL CROSSING RESIDENTIAL CONDOMINIUM AND CANAL CROSSING COMMERCIAL CONDOMINIUM RECORDED AS DOCUMENT NUMBER 1014722060.

**Unit P.I.N.:** 17-28-107-013-1032

**Underlying P.I.N.s:** 17-28-107-005 and 17--28-107-006 (affects underlying parcel, including unit and other real estate)

**Street address:** 2322 South Canal Street, Unit 510, Chicago, IL 60616

---

Clerk's Office