

# 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 )

Court No. 2011 L 11988

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

Defendants. )



Doc#: 1212944000 Fee: \$46.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 05/08/2012 09:42 AM Pg: 1 of 5

### AGREED ORDER

Plaintiffs HAITAO YAO and LISA HUANG and Defendants EMERALD HOMES II, LLC, WABASH DEVELOPMENT GROUP, WABASH PROPERTIES, INC., 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 \$135,000.00 plus interest plus court costs.
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 \$135,000.00 plus interest plus court costs.
5. WABASH PROPERTIES, INC. admits liability to Plaintiffs.

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Defendant initials: SW

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6. Judgment is hereby entered in favor of Plaintiffs and against WABASH PROPERTIES, INC. in the amount of \$135,000.00 plus interest plus court costs.
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 \$135,000.00 plus interest plus court costs.
9. The total judgment amount that EMERALD HOMES II, LLC, WABASH DEVELOPMENT GROUP, WABASH PROPERTIES, INC., and SEE WONG shall pay to Plaintiff HAITAO YAO and LISA HUANG is One Hundred Forty Nine Thousand Two Hundred Dollars (\$149,200.00).
10. EMERALD HOMES II LLC, WABASH DEVELOPMENT GROUP, WABASH PROPERTIES INC., and SEE WONG shall pay the total judgment amount of One Hundred Forty Nine Thousand Two Hundred Dollars (\$149,200.00) 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 Eight Four Dollars and Forty Five Cents (\$2,884.45) 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.

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- 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:

[Signature] 4/11/2012  
 Haitao Yao

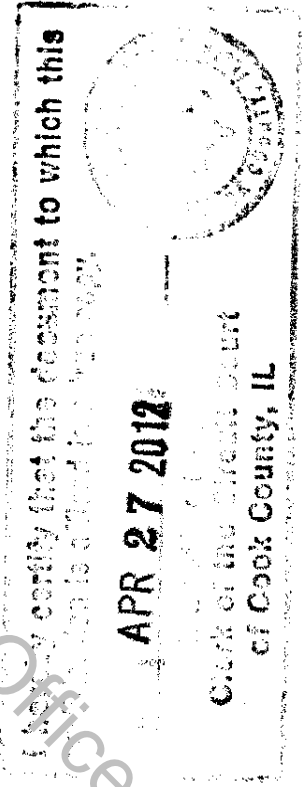
[Signature] 4/11/2012  
 Lisa Huang

[Signature]  
 See Wong, as representative of EMERALD HOMES II, LLC

[Signature]  
 See Wong, as representative of WABASH DEVELOPMENT GROUP

[Signature]  
 See Wong, as representative of WABASH PROPERTIES, INC.

[Signature]  
 See Wong, individually



ENTERED:

Judge Raymond W. Mitchell

Dated: April 11, 2012 APR 11 2012

Circuit Court 992

Plaintiffs initials: HY Defendant initials: [Signature]

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## Judge of the Circuit Court of Cook County

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Property of Cook County Clerk's Office

Plaintiffs initials: HR MB Defendant initials: gr

**UNOFFICIAL COPY**

The following is a copy of a Legal Description held by the Cook County Clerk.

If you need a certified copy of this record, please request it and it can be provided within 24 hours.

**PIN 17 - 28 - 107 - 012 - 1003**

UNIT: 2 LOT: BLOCK: OUTLOT:

ARCHER/CANAL COMMERCIAL CONDOMINIUM PER DECLARATION DOC # 0636122069.

THAT PART OF LOT 1 IN HANSELL ELCOCK COMPANY'S RESUBDIVISION OF LOTS 1, 2, 3, 6, 7, 10 & 11 AND <EXCEPT THE STREET> LOTS 8 & 9 IN BLOCK 7 IN SOUTH BRANCH ADDITION TO CHICAGO

LYING ABOVE A HORIZONTAL PLANE OF ELEVATION +17.80 FEET (15.94 FEET CHICAGO CITY DATUM) ASSUMED AND LYING BELOW A HORIZONTAL PLANE AT ELEVATION +31.82 FEET ASSUMED (28.75 FEET CHICAGO CITY DATUM), DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT 109.26 FEET NORTHEASTERLY OF SAID NORTHWESTERLY CORNER OF LOT 1, THENCE NORTH 58 DEGREES 07 MINUTES 17 SECONDS EAST, A DISTANCE OF 90.74 FEET; THENCE SOUTH 31° 52 MINUTES 23 SECONDS EAST, A DISTANCE OF 13.67 FEET; THENCE SOUTH 00°00 MINUTES 00 SECONDS WEST, A DISTANCE OF 57.02 FEET; THENCE NORTH 90°00 MINUTES 00 SECONDS WEST, A DISTANCE OF 22.07 FEET; THENCE SOUTH 00°00 MINUTE 00 SECONDS WEST, A DISTANCE OF 8.11 FEET; THENCE SOUTH 82 ° 15 MINUTES 16 SECONDS WEST, A DISTANCE OF 36.04 FEET; THENCE NORTH 31°52 MINUTES 45 SECONDS WEST, A DISTANCE OF 5.02 FEET; THENCE SOUTH 33 °07 MINUTES 15 SECONDS EAST, A DISTANCE OF 13.89 FEET; THENCE NORTH 31° 52 MINUTES 45 SECONDS WEST, A DISTANCE OF 20.21 FEET; THENCE NORTH 58° 07 MINUTES 15 SECONDS EAST, A DISTANCE OF 9.19 FEET; THENCE NORTH 31° 52 MINUTES 45 SECONDS WEST, A DISTANCE OF 17.34 FEET TO THE POINT OF BEGINNING

SECTION 28 TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, ALL IN COOK COUNTY, ILLINOIS