



Economy, Inc

THE CITY OF CHICAGO, a municipal corporation,
Plaintiff,

et al., Defendant(s).

No: 11 MI 402475
Re: 1819/1835/1840 N. Major
1820/1830/1840 N. Catal
Courtroom 1107, Richard J. Daley Center

**ORDER APPOINTING A LIMITED/ GENERAL RECEIVER (circle one)
AND AUTHORIZING ACTION BY THE RECEIVER**

This cause coming before the court to be heard on Plaintiff City of Chicago ("City")'s Petition for Appointment of a Receiver, the Court having jurisdiction over the parties and subject matter and being duly advised;

THE COURT FINDS THAT:

1. There exists at the subject premises ("Premises") numerous unhealthy and unsafe building conditions, including conditions that pose an imminent threat of irreparable harm and injury to the health, safety and welfare of the public and occupants of Premises;
2. Defendants, who are owners of or have an interest in Premises, upon notice, have failed to abate or are unable to abate the dangerous and hazardous conditions that exist there;
3. Equitable remedies other than the appointment of a receiver are inadequate in this case because the dangerous and hazardous conditions at the subject property will remain, and the public and building occupants remain at risk unless a receiver is appointed;

WHEREFORE, IT IS HEREBY ORDERED THAT:

1. City's Petition for Appointment of a Receiver is granted. CR Realty Advisors ("Receiver") is appointed as Limited Receiver General Receiver of the subject property pursuant to City's Petition and 65 ILCS 5/11-31-2.
2. Receiver is authorized to enter into possession of the Premises and immediately perform the following duties:
 - Prepare a feasibility study regarding the care, management, and repair of Premises, costs not to exceed \$ _____ .00
 - Vacate Premises, which includes, but is not limited to, refunding any existing security deposits owed to tenants if they are being permanently relocated, hiring movers and arranging for transportation to new residences
 - Board and secure Premises or board and secure Premises after it is vacated
 - Collect rent, if Premises is occupied and will not be vacated
 - Make repairs, hard costs not to exceed \$ _____ .00 (plus reasonable receiver's fees and costs)
 - ~~Abate any dangerous and hazardous conditions at Premises, including:~~
Clean out and remove all items + debris from 2nd floor of 1819 N. Major, and broom-sweep area clean
 - start to prepare a feasibility study regarding making the sprinkler system for the entire complex operational, which can include isolating the space at 1819 N. Major, and to present the costs of such feasibility study at the next court date.
3. Receiver is authorized to retain counsel.
4. Receiver is authorized to employ agents to assist in the performance of its receivership duties.
5. Defendant(s), and his/her/its/their agents, heirs, legatees, successors, and assigns are enjoined and restrained from interfering or obstructing Receiver in the performance of its duties.
6. Upon appointment of Receiver, the owner(s) and/or owner's agent(s) shall: provide Receiver with access to all areas of the Premises immediately; deliver to Receiver master keys for all units within 24 hours; and provide to Receiver all items and materials necessary for Receiver to perform its duties, including rent rolls and access to financial accounts, within seven days.
7. Applicant's bond is excused pursuant to 65 ILCS 5/11-31-2.3; Receiver's surety bond is waived pursuant to 65 ILCS 5/11-31-2.3.
8. Receiver is authorized to issue receiver's certificates for the costs and expenses of the receivership.

IT IS FURTHER ORDERED THAT this cause be continued to 10 / 2 / 12 at 11:00 a.m. Courtroom 1107, Richard J. Daley Center, 50 W. Washington St., Chicago, without further notice.

HEARING DATE: 8 / 21 / 12
By: [Signature]
Attorney for Plaintiff
Corporation Counsel #90909
30 N. LaSalle, Room 700
Chicago, IL 60602 (312) 744-8791

Judge Laureita Higgins Wolfson

AUG 21 2012

Court 1938

Judge _____ Courtroom 1107

Pink Copy for Defendant(s) (photocopy if required)
Yellow Copy for City of Chicago Department of Law
White Original for Court Records

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LEGAL DESCRIPTION
 ATTACHED TO THAT CERTAIN
 ORDER APPOINTING RECEIVER
 DATED AUGUST 21, 2012

Address: 1819 N. MAJOR

PINs: 13-32-400-013, 13-32-400-014, 13-32-400-015, 13-32-400-016, 13-32-400-038, 13-32-400-041, 13-32-400-062,
 13-32-400-063

PARCEL 1: THAT PART OF LOTS 1 AND 2 IN KEENEY INDUSTRIAL DISTRICT (BEING AN OWNERS' DIVISION) IN THE SOUTHEAST 1/4 OF SECTION 32, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT A POINT ON A LINE DRAWN PARALLEL WITH AND 859.34 FEET EAST OF THE WEST LINE OF LOT 3 IN SAID KEENEY INDUSTRIAL DISTRICT (SAID WEST LINE OF LOT 3 BEING THE EAST LINE OF MONITOR AVENUE), SAID POINT BEING 41.0 FEET SOUTH OF THE NORTH LINE OF SAID LOT 2; THENCE SOUTH 89 DEGREES 44 MINUTES 54 SECONDS EAST (ASSUMED BEARING), PARALLEL WITH THE NORTH LINE OF SAID LOT 2, 47.30 FEET; THENCE SOUTH 0 DEGREES 09 MINUTES 29 SECONDS EAST, 10.0 FEET; THENCE SOUTH 89 DEGREES 44 MINUTES 54 SECONDS EAST, 188.75 FEET; THENCE SOUTH 0 DEGREES 15 MINUTES 02 SECONDS WEST, 66.0 FEET; THENCE NORTH 89 DEGREES 44 MINUTES 55 SECONDS WEST, 0.45 FEET; THENCE SOUTH 0 DEGREES 12 MINUTES 18 SECONDS WEST, 129.52 FEET FOR A PLACE OF BEGINNING; THENCE SOUTH 0 DEGREES 12 MINUTES 18 SECONDS WEST, 41.76 FEET; THENCE NORTH 89 DEGREES 54 MINUTES 03 SECONDS EAST, 98.42 FEET; THENCE SOUTH 0 DEGREES 05 MINUTES 57 SECONDS EAST, 153.53 FEET; THENCE NORTH 89 DEGREES 42 MINUTES 00 SECONDS WEST, 147.10 FEET; THENCE SOUTH 0 DEGREE 05 MINUTES 57 SECONDS EAST, 156.05 FEET TO A POINT ON A LINE 165.78 FEET NORTH OF THE SOUTH LINE OF SAID LOT 1; THENCE NORTH 89 DEGREES 42 MINUTES 47 SECONDS WEST, 37.77 FEET TO A POINT ON THE EAST LINE OF AN EASEMENT FOR A PRIVATE STREET PER DOCUMENT NO. 13682555; THENCE NORTH 0 DEGREES 09 MINUTES 29 SECONDS WEST, ALONG SAID EAST LINE, 326.18 FEET; THENCE NORTH 89 DEGREES 50 MINUTES 31 SECONDS EAST, 0.56 FEET; THENCE NORTH 0 DEGREES 05 MINUTES 57 SECONDS WEST, 23.73 FEET; THENCE NORTH 89 DEGREES 54 MINUTES 03 SECONDS EAST, 136.15 FEET TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS.

PARCEL 2: THAT PART OF LOTS 1 AND 2 IN KEENEY INDUSTRIAL DISTRICT (BEING AN OWNERS' DIVISION) IN THE SOUTHEAST 1/4 OF SECTION 32, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT A POINT ON A LINE DRAWN PARALLEL WITH AND 859.34 FEET EAST OF THE WEST LINE OF LOT 3 IN SAID KEENEY INDUSTRIAL DISTRICT (SAID WEST LINE OF LOT 3 BEING THE EAST LINE OF MONITOR AVENUE) SAID POINT BEING 41.0 FEET SOUTH OF THE NORTH LINE OF SAID LOT 2; THENCE SOUTH 89 DEGREES 44 MINUTES 54 SECONDS EAST (ASSUMED BEARING), PARALLEL WITH THE NORTH LINE OF SAID LOT 2, 47.90 FEET; THENCE SOUTH 0 DEGREE 09 MINUTES 29 SECONDS EAST, 10.0 FEET; THENCE SOUTH 89 DEGREES 44 MINUTES 54 SECONDS EAST, 188.75 FEET; THENCE SOUTH 0 DEGREES 15 MINUTES 02 SECONDS WEST, 66.0 FEET; THENCE NORTH 89 DEGREES 44 MINUTES 55 SECONDS WEST, 0.45 FEET; THENCE SOUTH 0 DEGREES 12 MINUTES 18 SECONDS WEST, 129.52 FEET; THENCE SOUTH 0 DEGREES 12 MINUTES 18 SECONDS WEST, 41.96 FEET; THENCE NORTH 89 DEGREES 54 MINUTES 03 SECONDS EAST, 98.42 FEET; THENCE SOUTH 0 DEGREES 05 MINUTES 57 SECONDS EAST, 153.53 FEET; THENCE NORTH 89 DEGREES 42 MINUTES 00 SECONDS WEST, 147.10 FEET FOR A POINT OF BEGINNING; THENCE SOUTH 89 DEGREES 42 MINUTES 00 SECONDS EAST, 492.25 FEET TO A POINT ON THE EAST LINE OF SAID LOT 1; THENCE SOUTH 0 DEGREES 14 MINUTES 39 SECONDS EAST ALONG THE EAST LINE OF SAID LOT 1, 155.94 FEET TO A POINT THAT IS 165.78 FEET NORTH OF THE SOUTH LINE OF SAID LOT 1; THENCE NORTH 89 DEGREES 42 MINUTES 47 SECONDS WEST, PARALLEL WITH THE SOUTH LINE OF SAID LOT 1, 492.64 FEET; THENCE NORTH 0 DEGREES 05 MINUTES 57 SECONDS WEST, 156.05 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

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LEGAL DESCRIPTION
 ATTACHED TO THAT CERTAIN
 ORDER APPOINTING RECEIVER
 DATED AUGUST 21, 2012

Address: 1835 N. MAJOR

PINs: 13-32-400-56, 13-32-400-57

PARCEL 1:

THAT PART OF LOTS 1 AND 2 IN KEENEY INDUSTRIAL DISTRICT (BEING AN OWNERS DIVISION) IN THE SOUTHEAST QUARTER OF SECTION 32, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:
 BEGINNING AT A POINT ON A LINE DRAWN PARALLEL WITH AND 859.34 FEET EAST OF THE WEST LINE OF LOT 3 IN SAID KEENEY INDUSTRIAL DISTRICT (SAID WEST LINE OF LOT 3 BEING THE EAST LINE OF MONITOR AVENUE) SAID POINT BEING 41.0 FEET SOUTH OF THE NORTH LINE OF SAID LOT 2; THENCE SOUTH 89 DEGREES 44 MINUTES 54 SECONDS EAST (ASSUMED BEARING) PARALLEL WITH THE NORTH LINE OF SAID LOT 2, 47.90 FEET; THENCE SOUTH 0 DEGREES 09 MINUTES 29 SECONDS EAST, 10 FEET; THENCE SOUTH 89 DEGREES 44 MINUTES 54 SECONDS EAST, 188.75 FEET; THENCE SOUTH 0 DEGREES 15 MINUTES 02 SECONDS WEST, 66.0 FEET; THENCE NORTH 89 DEGREES 44 MINUTES 55 SECONDS WEST, 0.45 FEET; THENCE SOUTH 0 DEGREES 12 MINUTES 18 SECONDS WEST, 129.52 FEET; THENCE SOUTH 89 DEGREES 54 MINUTES 03 SECONDS WEST, 136.15 FEET; THENCE NORTH 0 DEGREES 05 MINUTES 57 SECONDS WEST, 36.74 FEET; THENCE NORTH 89 DEGREES 49 MINUTES 14 SECONDS WEST, 49.94 FEET; THENCE NORTH 0 DEGREES 13 MINUTES 46 SECONDS EAST, 51.03 FEET; THENCE NORTH 89 DEGREES 44 MINUTES 54 SECONDS WEST, 50.0 FEET; THENCE NORTH 0 DEGREES 13 MINUTES 46 SECONDS EAST, 75.0 FEET TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS.

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LEGAL DESCRIPTION
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 ORDER APPOINTING RECEIVER
 DATED AUGUST 21, 2012

Address: 1840 N. MAJOR

PINs: 13-32-400-027, 13-32-400-038, 13-32-400-041, 13-32-400-065, 13-32-500-006

PARCEL 1:

A TRACT OF LAND BEING PART OF LOTS 2 AND 3 IN KEENEY INDUSTRIAL DISTRICT (BEING AN OWNERS' DIVISION) OF THE SOUTHEAST QUARTER OF SECTION 32, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE INTERSECTION OF THE NORTHEASTERLY RIGHT-OF-WAY LAND CONVEYED TO THE CHICAGO, MILWAUKEE, ST. PAUL AND PACIFIC RAILROAD COMPANY BY DEED RECORDED NOVEMBER 9, 1932, AS DOCUMENT NO. 1162537, WITH A LINE DRAWN PARALLEL WITH AND 308.28 FEET NORTH OF THE SOUTH LINE OF LOTS 2 AND 4 IN SAID KEENEY INDUSTRIAL DISTRICT; THENCE EAST ALONG SAID PARALLEL LINE, A DISTANCE OF 28.43 FEET; THENCE NORTHWESTERLY ON A CURVED LINE CONVEXED SOUTHWESTERLY, CONCENTRIC WITH SAID RIGHT-OF-WAY LINE AND HAVING A RADIUS OF 437.10 FEET, A DISTANCE OF 60.07 FEET (ARC) TO AN INTERSECTION WITH A LINE DRAWN PARALLEL WITH AND 348.28 FEET NORTH OF SAID SOUTH LINE OF LOTS 2 AND 4, SAID INTERSECTION BEING THE PLACE OF BEGINNING OF THE TRACT OF LAND TO BE DESCRIBED; THENCE CONTINUING NORTHWESTERLY ALONG SAID CURVED LINE, A DISTANCE OF 54.21 FEET (ARC); THENCE NORTHWESTERLY ON A STRAIGHT LINE TANGENT TO SAID CURVED LINE, A DISTANCE OF 143.57 FEET TO AN INTERSECTION WITH A LINE DRAWN PARALLEL WITH AND 503.78 FEET NORTH OF SAID SOUTH LINE OF LOTS 2 AND 4; THENCE WEST ALONG SAID PARALLEL LINE A DISTANCE OF 1.85 FEET TO AN INTERSECTION WITH SAID NORTHEASTERLY RIGHT-OF-WAY LINE OF SAID LAND CONVEYED TO SAID RAILROAD BY DOCUMENT NO. 1162537; THENCE NORTHWESTERLY ALONG SAID RIGHT-OF-WAY LINE, BEING A CURVED LINE CONVEXED NORTHEASTERLY AND HAVING A RADIUS OF 450.68 FEET, A DISTANCE OF 48.53 FEET (ARC); THENCE CONTINUING NORTHWESTERLY ALONG SAID RIGHT-OF-WAY LINE, BEING A STRAIGHT LINE TANGENT TO SAID CURVED LINE, A DISTANCE OF 75.36 FEET; THENCE NORTH 51 DEGREES 40 MINUTES 28 SECONDS EAST, 34.93 FEET; THENCE SOUTH 69 DEGREES 45 MINUTES 8 SECONDS EAST, 82.52 FEET; THENCE SOUTH 75 DEGREES 8 MINUTES 25 SECONDS EAST, 64.38 FEET; THENCE SOUTH 89 DEGREES 43 MINUTES 18 SECONDS EAST, 250.52 FEET; THENCE SOUTH 0 DEGREES 16 MINUTES 55 SECONDS WEST, 65.76 FEET; THENCE SOUTH 89 DEGREES 58 MINUTES 54 SECONDS EAST, 156.43 FEET; THENCE SOUTH 45 DEGREES 7 MINUTES 43 SECONDS EAST, 22.49 FEET; THENCE SOUTH 0 DEGREES 9 MINUTES, 29 SECONDS WEST, 6.99 FEET; THENCE NORTH 89 DEGREES 50 MINUTES 31 SECONDS EAST, 11.41 FEET; THENCE SOUTH 0 DEGREES 1 MINUTE 6 SECONDS WEST, 143.38 FEET; THENCE NORTH 89 DEGREES 42 MINUTES 47 SECONDS WEST, 403.25 FEET TO THE POINT OF BEGINNING; IN COOK COUNTY, ILLINOIS.

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LEGAL DESCRIPTION
ATTACHED TO THAT CERTAIN
ORDER APPOINTING RECEIVER
DATED AUGUST 21, 2012

Address: 1820-30 N. CENTRAL

PINs: 13-32-400-013, 13-32-400-014, 13-32-400-015, 13-32-400-060, 13-32-400-061

THAT PART OF LOT 1 IN KEENEY INDUSTRIAL DISTRICT (BEING AN OWNERS DIVISION) IN THE SOUTHEAST 1/4 OF SECTION 32, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT A POINT ON A LINE DRAWN PARALLEL WITH AND 859.34 FEET EAST OF THE WEST LINE OF LOT 3 IN SAID KEENEY INDUSTRIAL DISTRICT (SAID WEST LINE OF LOT 3 BEING THE EAST LINE OF MONITOR AVENUE), SAID POINT BEING 41.0 FEET SOUTH OF THE NORTH LINE OF LOT 2, THENCE SOUTH 89 DEGREES 44 MINUTES 54 SECONDS EAST (ASSUMED BEARING) PARALLEL WITH THE NORTH LINE OF SAID LOT 2, 47.90 FEET; THENCE SOUTH 0 DEGREES 09 MINUTES 29 SECONDS EAST, 10.0 FEET; THENCE SOUTH 89 DEGREES 44 MINUTES 54 SECONDS EAST, 188.75 FEET; THENCE SOUTH 0 DEGREES 15 MINUTES 02 SECONDS WEST, 66.0 FEET; THENCE SOUTH 87 DEGREES 44 MINUTES 55 SECONDS EAST, 441.38 FEET TO A POINT ON THE EAST LINE OF SAID LOT 1; THENCE SOUTH 0 DEGREES 14 MINUTES 39 SECONDS EAST, ALONG THE EAST LINE OF SAID LOT 1, 154.66 FEET TO THE POINT ON THE CENTER OF A WALL EXTENDED FROM THE WEST FOR A POINT OF BEGINNING; THENCE CONTINUING SOUTH 0 DEGREES 14 MINUTES 39 SECONDS EAST, 170.58 FEET; THENCE NORTH 89 DEGREES 42 MINUTES 00 SECONDS WEST, 345.15 FEET; THENCE NORTH 0 DEGREES 05 MINUTES 57 SECONDS WEST, 169.34 FEET TO THE CENTER OF SAID WALL; THENCE SOUTH 89 DEGREES 54 MINUTES 21 SECONDS EAST, ALONG SAID CENTER OF WALL AND ITS EXTENSION, 344.71 FEET TO THE POINT OF BEGINNING; IN COOK COUNTY, ILLINOIS.

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LEGAL DESCRIPTION
 ATTACHED TO THAT CERTAIN
 ORDER APPOINTING RECEIVER
 DATED AUGUST 21, 2012

Address: 1840 N. CENTRAL

PINs: 13-32-400-033, 13-32-400-034, 13-32-400-035, 13-32-400-049, 13-32-400-058, 13-32-400-059

PARCEL 1:

THAT PART OF LOTS 1 AND 2 IN KEENEY INDUSTRIAL DISTRICT (BEING AN OWNERS' DIVISION) IN THE SOUTHEAST QUARTER OF SECTION 32, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT A POINT ON A LINE DRAWN PARALLEL WITH AND 859.34 FEET EAST OF THE WEST LINE OF LOT 3 IN SAID KEENEY INDUSTRIAL DISTRICT (SAID WEST LINE OF LOT 3 BEING THE EAST LINE OF MONITOR AVENUE), SAID POINT BEING 41.0 FEET SOUTH OF THE NORTH LINE OF SAID LOT 2; THENCE SOUTH 89 DEGREES 44 MINUTES 54 SECONDS EAST (ASSUMED BEARING) PARALLEL WITH THE NORTH LINE OF SAID LOT 2, 47.90 FEET; THENCE SOUTH 0 DEGREES 09 MINUTES 29 SECONDS EAST, 10.0 FEET; THENCE SOUTH 89 DEGREES 44 MINUTES 54 SECONDS EAST, 198.75 FEET; THENCE SOUTH 0 DEGREES 15 MINUTES 02 SECONDS WEST, 66.0 FEET FOR A POINT OF BEGINNING; THENCE SOUTH 89 DEGREES 44 MINUTES 55 SECONDS EAST, 268.38 FEET TO A POINT THAT IS 173.0 FEET WEST OF THE EAST LINE OF SAID LOT 1; THENCE NORTH 0 DEGREES 14 MINUTES 39 SECONDS WEST, 117.0 FEET TO THE NORTH LINE OF SAID LOT 1; THENCE SOUTH 89 DEGREES 44 MINUTES 54 SECONDS EAST, ALONG THE NORTH LINE OF SAID LOT 1, 173.0 FEET TO THE NORTHEAST CORNER OF SAID LOT 1; THENCE SOUTH 0 DEGREES 14 MINUTES 39 SECONDS EAST, ALONG THE EAST LINE OF SAID LOT 1, 272.43 FEET TO THE POINT ON THE CENTER OF A WALL EXTENDED FROM THE WEST; THENCE NORTH 89 DEGREES 42 MINUTES 00 SECONDS WEST, ALONG SAID EXTENDED LINE AND THE CENTER OF SAID WALL, 443.55 FEET; THENCE NORTH 0 DEGREES 12 MINUTES 18 SECONDS EAST, 25.53 FEET; THENCE NORTH 89 DEGREES 54 MINUTES 03 SECONDS EAST, 0.50 FEET TO THE CENTER OF A WALL; THENCE NORTH 0 DEGREES 12 MINUTES 18 SECONDS EAST, ALONG SAID CENTER OF WALL, 129.52 FEET; THENCE NORTH 89 DEGREES 44 MINUTES 55 SECONDS WEST, 0.45 FEET TO THE POINT OF BEGINNING;

IN COOK COUNTY, ILLINOIS.

This document was prepared by:
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