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LIS PENDENS NOTICE

Doc#: 1334039072 Fee: \$46.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 12/06/2013 01:38 PM Pg: 1 of 5

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

CITY OF CHICAGO, a municipal corporation,)
Plaintiff,)

v.)

FULLERTON AVENUE COMPANY)
COMMONWEALTH EDISON COMPANY)
ILLINOIS BELL TELEPHONE COMPANY)
METROPOLITAN SANITARY DISTRICT OF)
GREATER CHICAGO; METROPOLITAN)
WATER RECLAMATION DISTRICT OF)
GREATER CHICAGO; UNION PACIFIC)
RAILROAD COMPANY; and UNKNOWN)
OWNERS.)

Defendants.)

JURY DEMAND

Case No.

201312061137
CLERK'S OFFICE ROOM 3
1100 N. LA SALLE ST
CHICAGO, IL 60602

PARTIAL TAKING

PARCEL #0J80004 & TE-A&B

I, the undersigned, do hereby certify that the above entitled cause was filed in the above court on the 6th day of December, 2013, in Cook County, Illinois, for condemnation and is now pending in said court and that the property affected by said cause is described as follows on the attached legal description.

Signature: _____, Attorney of Record

Rick Taylor
Assistant to the City of Chicago, Corporation Counsel
Mathewson, Wishnoff & Taylor, P.C.
30 North LaSalle Street, Suite 2400
Chicago, IL 60602
(312) 676-2908

**DOROTHY BROWN, CLERK OF THE CIRCUIT COURT OF COOK COUNTY,
ILLINOIS**

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PARCEL NUMBER: 0J80004 (Partial Taking)

LEGAL DESCRIPTION:

Those parts of Lot 1 and Lot 26 through Lot 34, all in Block 11 in Fullerton's Addition to Chicago recorded May 7, 1879 as Document Number 221101, together with that part of the vacated public alley described by Ordinance passed July 11, 1910 and recorded in the Office of the Recorder of Deeds of Cook County, Illinois September 9, 1910 as Document Number 4624286, together with that part of the vacated public alley described by Ordinance passed January 14, 1982 and recorded in the Office of the Recorder of Deeds of Cook County, Illinois March 5, 1982 as Document Number 26163908, all in the Northeast Quarter of Section 31, Township 40 North, Range 14, East of the Third Principal Meridian, Cook County, Illinois, more particularly described as follows:

Commencing at the northwest corner of said Lot 1; thence easterly along the north line of said Lot 1 on an assumed bearing of North 89 degrees 59 minutes 35 seconds East, 50.86 feet to the Point of Beginning; thence South 44 degrees 59 minutes 51 seconds East, 16.02 feet; thence South 0 degrees 00 minutes 00 seconds East, 194.60 feet; thence South 90 degrees 00 minutes 00 seconds West, 18.96 feet to the southwesterly line of said Lot 34; thence South 46 degrees 15 minutes 11 seconds East, along said line, 46.38 feet to the northeasterly extension of the southeasterly line of the northwesterly 16 feet of said Lot 26; thence South 43 degrees 39 minutes 44 seconds West along said line 140.97 feet to the northeasterly line of existing Elston Avenue; thence South 46 degrees 11 minutes 48 seconds East along said line, 369.05 feet; thence North 39 degrees 28 minutes 52 seconds West, 28.50 feet; thence 206.72 feet along the arc of a curve concave easterly having a radius of 300.00 feet, the chord of said curve bears North 19 degrees 44 minutes 26 seconds West, 202.66 feet; thence North 0 degrees 00 minutes 00 seconds East, 371.34 feet; thence North 45 degrees 00 minutes 09 seconds East, 16.05 feet to the north line of said Lot 1; thence South 89 degrees 59 minutes 35 seconds West along said line, 119.67 feet to the Point of Beginning.

The parcel described above containing 1.249 acres, more or less.

PROPERTY INDEX NUMBERS: (PARTS OF)

14-31-200-038, 14-31-200-024, 14-31-200-025, 14-31-200-051, 14-31-200-052, 14-31-501-015, 14-31-501-016, 14-31-200-042

COMMON STREET ADDRESS:

1875 West Fullerton Avenue, 2241-2329 North Elston Avenue, Chicago, Illinois 60614

PARTIES OF INTEREST

FULLERTON AVENUE COMPANY; PROPERTY OWNER.

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COMMONWEALTH EDISON COMPANY; pursuant to an easement dated October 6, 1981 and recorded June 5, 1984 as Document No. 27116076.

COMMONWEALTH EDISON COMPANY; pursuant to an easement dated April 29, 1982 and recorded June 22, 1982 as Document No. 26267807.

ILLINOIS BELL TELEPHONE COMPANY; pursuant to an easement dated April 29, 1982 and recorded June 22, 1982 as Document No. 26267807.

METROPOLITAN SANITARY DISTRICT OF GREATER CHICAGO, pursuant to an easement dated September 20, 1976 and recorded January 26, 1977 as Document No. 23801733.

METROPOLITAN WATER RECLAMATION DISTRICT OF GREATER CHICAGO; pursuant to an unrecorded easement disclosed by a survey made for Metropolitan Water Reclamation District of Greater Chicago dated as of September 1997.

UNION PACIFIC RAILROAD COMPANY; as successor to Chicago and North Western Railway Company, pursuant to a Grant of Right of Way recorded September 5, 1905 as Document No. 3747978.

UNION PACIFIC RAILROAD COMPANY; as successor to Chicago and North Western Railway Company, pursuant to a Grant of Right of Way dated July 25, 1906 and recorded August 9, 1906 in Document No. 3906536.

UNION PACIFIC RAILROAD COMPANY, as successor to Chicago and North Western Railway Company, pursuant to an easement dated March 15, 1962 and recorded November 30, 1962 as Document No. 18659792.

UNKNOWN OWNERS, GENERALLY.

PARCEL NUMBER: 0J80004TE-A (Temporary Easement)

LEGAL DESCRIPTION:

Part of Lot 1 and Lots 31-37, inclusive, as well as a 16 foot alley adjacent thereto, said alley vacated by document 4624286, all in Block 11 in Fullerton's Addition to Chicago, in the Northeast 1/4 of Section 31, Township 40 North, Range 14, East of the Third Principal Meridian, recorded May 7, 1879 as Document Number 221101, in Cook County, Illinois, described as follows:

Beginning at the northeast corner of said Lot 1; thence South 0 degrees 20 minutes 51 seconds West on an assumed bearing, 183.00 feet along the east line of said Lot 1; thence South 46 degrees 16 minutes 34 seconds East, 20.00 feet; thence South 43 degrees 28 minutes 47 seconds West, 109.20 feet; thence South 45 degrees 55 minutes 07 seconds East, 76.49 feet; thence South 43 degrees 55 minutes 37 seconds West, 105.37 feet; thence southeasterly

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177.34 feet along a curve to the left, having a radius of 290.00 feet, the chord of said curve bears South 21 degrees 57 minutes 46 seconds East, 174.59 feet; thence North 43 degrees 39 minutes 01 seconds East, 22.42 feet; thence South 46 degrees 15 minutes 46 seconds East, 47.81 feet; thence South 43 degrees 39 minutes 01 seconds West, 28.11 feet; thence South 39 degrees 28 minutes 52 seconds East, 65.28 feet to the northeast line of existing Elston Avenue; thence North 46 degrees 11 minutes 48 seconds West, 85.51 feet along said northeast line of Elston Avenue; thence North 39 degrees 28 minutes 52 seconds West, 28.50 feet; thence Northwesterly 206.72 feet along a curve to the right, having a radius of 300.00 feet, the chord of said curve bears North 19 degrees 44 minutes 26 seconds west, 202.66 feet; thence North 0 degrees 00 minutes 00 seconds East, 371.34 feet; thence North 45 degrees 00 minutes 09 seconds East, 16.05 feet to the north line of said Lot 1; thence North 89 degrees 59 minutes 35 seconds East, 79.47 feet along said north line of Lot 1 to the Point of Beginning.

The parcel described above containing 0.767 acres, more or less.

PROPERTY INDEX NUMBERS: (PARTS OF)

14-31-200-038, 14-31-200-052

COMMON STREET ADDRESS:

1875 West Fullerton Avenue, 2241-2329 North Elston Avenue, Chicago, Illinois 60614

PARTIES OF INTEREST

FULLERTON AVENUE COMPANY; PROPERTY OWNER.

METROPOLITAN SANITARY DISTRICT OF GREATER CHICAGO, pursuant to an easement dated September 20, 1976 and recorded January 26, 1977 as Document No. 23801733.

UNION PACIFIC RAILROAD COMPANY; as successor to Chicago and North Western Railway Company, pursuant to a Grant of Right of Way dated July 25, 1906 and recorded August 9, 1906 in Document No. 3906536.

UNION PACIFIC RAILROAD COMPANY, as successor to Chicago and North Western Railway Company, pursuant to an easement dated March 15, 1962 and recorded November 30, 1962 as Document No. 18659792.

UNKNOWN OWNERS, GENERALLY.

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PARCEL NUMBER: 0J80004TE-B (Temporary Easement)

LEGAL DESCRIPTION:

Part of Lot 1 and Lot 34, all in Block 11 in Fullerton's Addition to Chicago, in the Northeast 1/4 of Section 31, Township 40 North, Range 14, East of the Third Principal Meridian recorded May 7, 1879 as Document Number 221101, in Cook County, Illinois, described as follows:

Beginning at the northwest corner of said Lot 1 in Block 11 in Fullerton's Addition to Chicago; thence North 89 degrees 59 minutes 35 seconds East on an assumed bearing, 50.86 feet along the north line of said Lot 1; thence South 44 degrees 59 minutes 51 seconds East, 16.02 feet; thence South 0 degrees 00 minutes 00 seconds East, 194.60 feet; thence South 90 degrees 00 minutes 00 seconds West, 18.96 feet to the northeasterly line of a 16 foot alley as shown on the plat of Fullerton's Addition to Chicago; thence North 46 degrees 15 minutes 11 seconds West, 61.20 feet to the west line of said Lot 1; thence North 0 degrees 20 minutes 51 seconds East, 163.60 feet along said west line to the Point of Beginning.

The parcel described above containing 0.274 acres, more or less.

PROPERTY INDEX NUMBERS: (PARTS OF)

14-31-200-038

COMMON STREET ADDRESS:

1375 West Fullerton Avenue, 2241-2329 North Elston Avenue, Chicago, Illinois 60614

PARTIES OF INTEREST

FULLERTON AVENUE COMPANY; PROPERTY OWNER.

UNION PACIFIC RAILROAD COMPANY; as successor to Chicago and North Western Railway Company, pursuant to a Grant of Right of Way dated July 25, 1906 and recorded August 9, 1906 in Document No. 3906536.

UNKNOWN OWNERS, GENERALLY.