



Doc#: 1425841141 Fee: \$46.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 09/15/2014 03:37 PM Pg: 1 of 5

IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS
MUNICIPAL DEPARTMENT - FIRST DISTRICT **14M1 402629**

CITY OF CHICAGO, A MUNICIPAL CORPORATION,
Plaintiff,
v.
BACKYARD LOFTS CONDOMINIUM ASSOCIATION, UNKNOWN OWNERS AND NON-RECORD CLAIMANTS,
Defendants.

)
) CASE NO: **14M1 402629**
)
) RE: 4805-13 S. Ashland Ave.
)
) Amount claimed per day:
) **\$9,000.00**
)

SEP 8 - 2014 **DIS PENDENS NOTICE** SEP 8 - 2014

I, the undersigned, do hereby certify that the above entitled cause was filed by my office on the SEP 8 - 2014 day of SEP 8 - 2014 for violations of the Chicago Building and Housing Code, and is now pending in said court and that property affected by said cause is located at 4805-13 S. Ashland Ave., Chicago, Illinois and is legally described as follows:

*** For entire legal description, please see Exhibit A.***

Permanent Real Estate Index Nos.: 20-08-10-044-1001 through 1015

Stephen Patton
Corporation Counsel
City of Chicago

By: [Signature]
Assistant Corporation Counsel
30 N. LaSalle Street, 7th floor
Chicago, Illinois 60602
312-744-4033
Atty No. 90909

FILED B - 17
2014 SEP - 8 AM 10: 04
CLERK'S OFFICE

UNOFFICIAL COPY "Exhibit A"LEGAL DESCRIPTION

PARCEL 1:

LOTS 3, 4, 5, AND 6 (EXCEPT THAT PART OF SAID LOTS TAKEN FOR WIDENING OF ASHLAND AVENUE IN CONDEMNATION PROCEEDINGS IN CIRCUIT COURT OF COOK COUNTY, ILLINOIS AS CASE NO B-71137) IN BLOCK 4 IN THE RESUBDIVISION OF BLOCKS 3 AND 4 IN KAY'S ADDITION TO CHICAGO, A SUBDIVISION IN THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 8, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

PARCEL 2:

LOTS 47 AND 48 (EXCEPT THE WEST 24 FEET OF SAID LOTS) AND LOTS 43, 44, 45 AND 46 IN BLOCK 4 IN THE RESUBDIVISION OF BLOCKS 3 AND 4 IN KAY'S ADDITION TO CHICAGO, A SUBDIVISION IN THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 8, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

PARCEL 3:

THE NORTH AND SOUTH 16 FEET WIDE VACATED ALLEY LYING WEST OF AND ADJOINING LOTS 44 TO 46 AND EAST OF AND ADJOINING LOTS 3 TO 5. IN BLOCK 4 IN THE RESUBDIVISION OF BLOCKS 3 AND 4 IN KAY'S ADDITION TO CHICAGO, A SUBDIVISION IN THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 8, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

EXCEPTING THEREFROM:

COMMERCIAL TENANT 1

THAT PROPERTY AND SPACE CONTAINED WITHIN AND BETWEEN A CERTAIN HORIZONTAL PLANE LOCATED 15.63 FEET ABOVE CHICAGO CITY DATUM AND THAT CERTAIN OTHER HORIZONTAL PLANE LOCATED 25.70 FEET ABOVE CHICAGO CITY DATUM LYING WITHIN THE BOUNDARIES PROJECTED VERTICALLY OF THAT PART OF LOTS 3, 4, 5, AND 6 (EXCEPT THAT PART OF SAID LOTS TAKEN FOR WIDENING OF ASHLAND AVENUE IN CONDEMNATION PROCEEDING IN CIRCUIT COURT OF COOK COUNTY, ILLINOIS AS CASE NUMBER B-71137) AND LOTS 47 AND 48 (EXCEPT THE WEST 24.00 FEET THEREOF) AND LOTS 43, 44, 45, AND 46 AND VACATED ALLEY LYING BETWEEN AND SEPARATING LOTS 3, 4, 5, AND 6 AND LOTS 43, 44, 45, AND 46 AFORESAID, ALL IN BLOCK 4 IN RE-SUBDIVISION OF BLOCKS 3 AND 4 IN KAY'S ADDITION TO CHICAGO SUBDIVISION IN THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 8, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF AFORESAID LOT 6, AS NOW RE-ESTABLISHED BY AFORESAID WIDENING OF ASHLAND AVENUE, BEING A POINT 0.07 FEET NORTH AND 0.04 FEET EAST OF THE SOUTHWEST CORNER OF A ONE, THREE AND FOUR STORY BRICK BUILDING COMMONLY KNOWN AS 4805-4813 SOUTH ASHLAND AVENUE IN CHICAGO;

THENCE NORTH ALONG THE WEST LINE OF SAID LOT 6, A DISTANCE OF 1.10 FEET;

THENCE EAST ALONG THE LINE MAKING AN ANGLE OF 90 DEGREES 01 MINUTES 34 SECONDS

MEASURED CLOCKWISE, NORTH TO EAST FROM THE LAST DESCRIBED COURSE EXTENDED, A DISTANCE

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OF 1.42 FEET TO A POINT IN THE VERTICAL LINE OF INTERSECTION OF THE INTERIOR FACES OF TWO WALLS OF SAID BUILDING, BEING THE POINT OF BEGINNING OF THE PARCEL HEREIN DESCRIBED; THENCE ALONG THE INTERIOR FACES OF THE WALLS OF THE ENCLOSED SPACE DESCRIBED HEREIN, THE FOLLOWING COURSES AND DISTANCES:

NORTH AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 21.08 FEET; EAST AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 2.06 FEET;
 NORTH AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 11.02 FEET; EAST AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 24.59 FEET;
 SOUTH AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 0.30 FEET; EAST AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 30.21 FEET;
 SOUTH AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 7.90 FEET; EAST AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 22.28 FEET;
 SOUTH AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 1.68 FEET; EAST AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 1.27 FEET;
 NORTH AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 6.46 FEET; WEST AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 6.24 FEET;
 NORTH AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 3.70 FEET; EAST AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 54.41 FEET;
 SOUTH AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 5.57 FEET; WEST AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 5.15 FEET;
 SOUTH AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 10.76 FEET; EAST AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 5.20 FEET;
 SOUTH AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 12.23 FEET; WEST AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 21.63 FEET;
 NORTH AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 1.30 FEET; WEST AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 2.40 FEET;
 SOUTH AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 4.77 FEET; WEST AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 104.60 FEET TO THE POINT OF BEGINNING.

AND

COMMERCIAL TENANT 2

THAT PROPERTY AND SPACE CONTAINED WITHIN AND BETWEEN A CERTAIN HORIZONTAL PLANE LOCATED 15.63 FEET ABOVE CHICAGO CITY DATUM AND THAT CERTAIN OTHER HORIZONTAL PLANE LOCATED 25.70 FEET ABOVE CHICAGO CITY DATUM LYING WITHIN THE BOUNDARIES PROJECTED VERTICALLY OF THAT PART OF LOTS 3, 4, 5 AND 6 (EXCEPT THAT PART OF SAID LOTS TAKEN FOR WIDENING OF ASHLAND AVENUE IN CONDEMNATION PROCEEDING IN CIRCUIT COURT OF COOK COUNTY, ILLINOIS AS CASE NUMBER 8-71137) AND LOTS 47 AND 48 (EXCEPT THE WEST 24.00 FEET THEREOF) AND LOTS 43, 44, 45 AND 46 AND VACATED ALLEY LYING BETWEEN AND SEPARATING LOTS 3, 4, 5 AND 6 AND LOTS 43, 44, 45 AND 46 AFORESAID, ALL IN BLOCK 4 IN RE-SUBDIVISION OF BLOCKS 3 AND 4 IN KAY'S ADDITION TO CHICAGO SUBDIVISION IN THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 8, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF AFORESAID LOT 3, AS NOW RE-ESTABLISHED BY AFORESAID WIDENING OF ASHLAND AVENUE, BEING A POINT 0.03 FEET EAST OF THE NORTHWEST CORNER OF A ONE, THREE AND FOUR STORY BRICK BUILDING COMMONLY KNOWN AS 4805-4813

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SOUTH ASHLAND AVENUE IN CHICAGO; THENCE SOUTH ALONG THE WEST LINE OF SAID LOT 3, A DISTANCE OF 2.40 FEET; THENCE EAST ALONG A LINE MAKING AN ANGLE 90 DEGREES 02 MINUTES 07 SECONDS MEASURED COUNTER-CLOCKWISE, SOUTH TO EAST FROM THE LAST DESCRIBED COURSE EXTENDED, A DISTANCE OF 1.08 FEET TO A POINT ON THE VERTICAL LINE OF INTERSECTION OF THE INTERIOR FACES OF TWO WALLS OF SAID BUILDING, BEING THE POINT OF BEGINNING OF THE PARCEL HEREIN DESCRIBED; THENCE ALONG THE INTERIOR FACES OF THE WALLS OF THE ENCLOSED SPACE DESCRIBED HEREIN, THE FOLLOWING COURSES AND DISTANCES:

SOUTH AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 21.60 FEET; EAST AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 0.95 FEET;
 SOUTH AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 2.95 FEET; WEST AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 1.59 FEET;
 SOUTH AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 14.03 FEET;
 SOUTHEASTERLY ALONG A LINE MAKING AN ANGLE OF 104 DEGREES 49 MINUTES 46 SECONDS MEASURED CLOCKWISE, NORTH TO SOUTHEASTERLY FROM THE LAST DESCRIBED COURSE, A DISTANCE OF 4.50 FEET; SOUTH ALONG A LINE MAKING AN ANGLE OF 255 DEGREES 39 MINUTES 25 SECONDS MEASURED CLOCKWISE, NORTHWESTERLY TO SOUTH, FROM THE LAST DESCRIBED COURSE, A DISTANCE OF 14.60 FEET; NORTHEASTERLY ALONG A LINE MAKING AN ANGLE OF 70 DEGREES 46 MINUTES 55 SECONDS MEASURED CLOCKWISE, NORTH TO NORTHEASTERLY FROM THE LAST DESCRIBED COURSE, A DISTANCE OF 3.23 FEET; EAST ALONG A LINE MAKING AN ANGLE OF 198 DEGREES 43 MINUTES 54 SECONDS MEASURED CLOCKWISE, SOUTHWESTERLY TO EAST FROM THE LAST DESCRIBED COURSE, A DISTANCE OF 4.30 FEET;
 THENCE ALONG THE INTERIOR FACES OF THE WALLS OF THE ENCLOSED SPACE DESCRIBED HEREIN, THE FOLLOWING COURSES AND DISTANCES:
 SOUTH AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 3.90 FEET; EAST AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 171.43 FEET;
 NORTH AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 58.54 FEET; WEST AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 48.98 FEET;
 SOUTH AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 15.28 FEET; WEST AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 26.50 FEET;
 SOUTH AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 1.62 FEET; WEST AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 1.90 FEET;
 SOUTH AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 3.10 FEET; WEST AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 12.15 FEET;
 NORTH AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 4.05 FEET; WEST AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 16.30 FEET;
 NORTH AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 15.20 FEET; WEST AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 71.25 FEET;
 SOUTH AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 0.95 FEET; WEST AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 5.30 FEET TO THE POINT OF BEGINNING.

AND

COMMERCIAL CORRIDOR

THAT PROPERTY AND SPACE CONTAINED WITHIN AND BETWEEN A CERTAIN HORIZONTAL PLANE LOCATED 15.65 FEET ABOVE CHICAGO CITY DATUM AND THAT CERTAIN OTHER HORIZONTAL PLANE LOCATED 29.46 FEET ABOVE CHICAGO CITY DATUM LYING WITHIN THE BOUNDARIES PROJECTED

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VERTICALLY OF THAT PART OF LOTS 3, 4, 5 AND 6 (EXCEPT THAT PART OF SAID LOTS TAKEN FOR WIDENING OF ASHLAND AVENUE IN CONDEMNATION PROCEEDING IN CIRCUIT COURT OF COOK COUNTY, ILLINOIS AS CASE NUMBER B-71137) AND LOTS 47 AND 48 (EXCEPT THE WEST 24.00 FEET THEREOF) AND LOTS 43, 44, 45 AND 46 AND VACATED ALLEY LYING BETWEEN AND SEPARATING LOTS 3, 4, 5 AND 6 AND LOTS 43, 44, 45 AND 46 AFORESAID, ALL IN BLOCK 4 IN RE-SUBDIVISION OF BLOCKS 3 AND 4 IN KAY'S ADDITION TO CHICAGO SUBDIVISION IN THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 8, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF AFORESAID LOT 6 AS NOW RE-ESTABLISHED BY AFORESAID WIDENING OF ASHLAND AVENUE, BEING A POINT 0.07 FEET NORTH AND 0.07 FEET EAST OF THE SOUTHWEST CORNER OF A ONE, THREE AND FOUR STORY BRICK BUILDING COMMONLY KNOWN AS 4805-4813 SOUTH ASHLAND AVENUE IN CHICAGO;

THENCE EAST ALONG THE SOUTH LINE OF SAID LOT 6, A DISTANCE OF 130.97 FEET; THENCE NORTH ALONG A LINE MAKING AN ANGLE OF 89 DEGREES 55 MINUTES 02 SECONDS MEASURED CLOCKWISE, WEST TO NORTH FROM THE LAST DESCRIBED COURSE, A DISTANCE OF 5.22 FEET TO A POINT ON THE VERTICAL LINE OF INTERSECTION OF THE INTERIOR FACES OF TWO WALLS OF SAID BUILDING, BEING THE POINT OF BEGINNING OF THE PARCEL HEREIN DESCRIBED;

THENCE ALONG THE INTERIOR FACES OF THE WALLS OF THE ENCLOSED SPACE DESCRIBED HEREIN, THE FOLLOWING COURSES AND DISTANCES:

EAST AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 5.85 FEET; NORTH AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 29.10 FEET;

WEST AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 5.85 FEET; SOUTH AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 10.65 FEET;

WEST AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 5.20 FEET; SOUTH AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 5.75 FEET;

EAST AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 5.20 FEET; SOUTH AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, A DISTANCE OF 12.70 FEET TO THE POINT OF BEGINNING.

Address: 4805-13 S. Ashland

P.I.N.: 20-08-108-044-1001 through 1016