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Lis Pendens Notice

(Rev. 2/09/04)
CCG 0066



Doc#: 1523913070 Fee: \$40.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 08/27/2015 10:58 AM Pg: 1 of 2

IN THE CIRCUIT COURT OF
COOK COUNTY, ILLINOIS

Estate of BERENICE B. VENTRELLA, Deceased

JOSEPH VENTRELLA, individually and as Executor
of the Estate of BERENICE B. VENTRELLA

Plaintiff
Petitioner

v.

PROPERTY DYNAMICS, LLC

Defendant
Respondent

No. 08 P 811

LIS PENDENS NOTICE

I, the undersigned, do hereby certify that the above entitled cause was filed in the Circuit Court of Cook County on the
5th day of August, 2015 and is now pending in the Court and that the
property affected by the cause is described as follows:

See attached Exhibit A, Legal Description of Property

(STREET ADDRESS: 1673-1697 East Algonquin Road, Rolling Meadows, Illinois 60008, Cook County;
PERMANENT INDEX NUMBER (PIN): 08-08-403-034; and 08-08-403-032)

in Cook County, Illinois.

Atty. No.: 17504
Name: LEVIN SCHREDER & CAREY LTD.
Atty. for: Petitioner Joseph Ventrella
Address: 120 North LaSalle Street, Suite 3800
City/State/Zip: Chicago, Illinois 60602
Telephone: 312.332.6300

CCRD REVIEWER

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

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EXHIBIT A

LEGAL DESCRIPTION OF PROPERTY

PARCEL 1:

LOT 10 IN THE RESUBDIVISION OF MARKETPLACE OF ROLLING MEADOWS IN THE SOUTHWEST 1/4 OF SECTION 9 AND THE SOUTHEAST 1/4 OF SECTION 8, BOTH IN TOWNSHIP 41 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED IN THE COOK COUNTY, RECORDER'S OFFICE ON SEPTEMBER 27, 1999 AS DOCUMENT NO. 99910798, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENT FOR THE BENEFIT OF PARCEL 1 AFORESAID AND OTHER PROPERTY AS CREATED BY AGREEMENT DATED OCTOBER 18, 1984 AND RECORDED APRIL 30, 1986 AS DOCUMENT 86170066 MADE BY AND BETWEEN CHICAGO TITLE AND TRUST COMPANY, A CORPORATION OF ILLINOIS, AS TRUSTEE UNDER TRUST AGREEMENT DATED NOVEMBER 2, 1970 AND KNOWN AS TRUST NUMBER 56088 TO AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, A NATIONAL BANKING ASSOCIATION, AS TRUSTEE UNDER TRUST AGREEMENT DATED JULY 19, 1984 AND KNOWN AS TRUST NUMBER 61717, MEADOWLANDS ASSOCIATES, AN ILLINOIS LIMITED PARTNERSHIP, AND THE CITY OF ROLLING MEADOWS FOR THE CONSTRUCTION, OPERATION, USE, REPAIR, REMOVAL, REPLACEMENT AND MAINTENANCE OF A WATER LINE OR LINES AND A SANITARY SEWER SYSTEM AND APPURTENANCES THERETO, TOGETHER WITH THE RIGHT OF ACCESS THERETO IN, UPON, ACROSS, OVER AND UNDER A STRIP OF LAND 20.00 FEET IN WIDTH LYING ENTIRELY IN LOT 4 OF 58-62 VENTURE SUBDIVISION, BEING A SUBDIVISION OF PART OF SECTIONS 8 AND 9, TOWNSHIP 41 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 3:

EASEMENT FOR THE BENEFIT OF PARCEL 1 AFORESAID AND OTHER PROPERTY AS CREATED BY EASEMENT AGREEMENT BETWEEN CHICAGO TITLE AND TRUST COMPANY, A CORPORATION OF ILLINOIS, AS TRUSTEE UNDER TRUST AGREEMENT DATED NOVEMBER 2, 1970 AND KNOWN AS TRUST NUMBER 56088 AND J. C. PENNY PROPERTIES, INC., A DELAWARE CORPORATION, DATED DECEMBER 10, 1971 AND RECORDED JANUARY 10, 1972 AS DOCUMENT 21769213 FOR INGRESS AND EGRESS OVER, UPON, AND ACROSS THAT PART OF LOT 4 IN 58-62 VENTURE SUBDIVISION, A SUBDIVISION IN SECTIONS 8 AND 9, TOWNSHIP 41 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN SHOWN AS "HATCHED" ON EXHIBIT "B" TO THE AFORESAID EASEMENT AGREEMENT AND DESIGNATED AS "TRUST SITE EASEMENT AREA", ALL IN COOK COUNTY, ILLINOIS.

PARCEL 4:

RECIPROCAL EASEMENTS MADE FOR THE BENEFIT OF PARCEL 1 AND OTHER LAND NOT IN QUESTION OVER PARCEL 1 AND LOTS 2 AND 3 IN J C P MEADOWS SUBDIVISION, FOR EASEMENTS FOR UTILITIES, AND FOR THE PURPOSE OF MAINTAINING, REPAIRING, REPLACING, RELOCATING, AND CONSTRUCTING UTILITIES AS CONTAINED IN DECLARATION MADE BY J. C. PENNY PROPERTIES, INC. DATED JUNE 1, 1976 AND RECORDED JULY 7, 1976 AS DOCUMENT 23549143, AND THE CONDITIONS, PRIVILEGES AND OBLIGATIONS THEREIN CONTAINED.

PARCEL 5:

EASEMENT FOR INGRESS AND EGRESS FOR VEHICULAR AND PEDESTRIAN TRAFFIC IN AND UPON AND THROUGH THE EASTERLY 15 FEET OF THE ROADWAY DESCRIBED AS EXHIBIT "A" TO THE ROADWAY CROSS EASEMENT AND MAINTENANCE AND INDEMNITY AGREEMENT DATED JULY 6, 1976 AND RECORDED JULY 7, 1976 AS DOCUMENT NO. 23549145 BY AND BETWEEN MOUNT PROSPECT STATE BANK, AS TRUSTEE UNDER TRUST AGREEMENT DATED AUGUST 1, 1975 AND KNOWN AS TRUST NUMBER 488 AND J. C. PENNY PROPERTIES, INC. FOR THE BENEFIT OF A PORTION OF PARCEL 1 AFORESAID, WHICH PORTION IS DESCRIBED IN EXHIBIT "C" THERETO ATTACHED TO THE AFOREMENTIONED AGREEMENT, IN COOK COUNTY, ILLINOIS.

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