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Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 01/28/2016 01:30 PM Pg: 1 of 11

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

THE DEPARTMENT OF TRANSPORTATION	)	
OF THE STATE OF ILLINOIS, FOR	)	Calendar 2
AND ON BEHALF OF THE PEOPLE OF	)	
THE STATE OF ILLINOIS,	)	Case No. 14 L 050878
	)	
Plaintiff,	)	<b>JURY DEMAND</b>
	)	
v.	)	Condemnation
	)	
KOHL'S ILLINOIS, INC., a Nevada	)	Parcel 1JX0004PE
corporation;	)	Parcel 1JX0004TE-A
TARGET CORPORATION, a Minnesota	)	Parcel 1JX0004TE-B
corporation;	)	
LONG RUN 1031, L.L.C., a Delaware	)	Job No. R-91-024-12
limited liability company;	)	
UNKNOWN OWNERS AND NON-RECORD	)	
CLAIMANTS,	)	
	)	
Defendants.	)	

### FINAL JUDGMENT ORDER AND ORDER OF SATISFACTION AND RELEASE OF JUDGMENT

This matter coming on to be heard on the Complaint For  
Condemnation, as amended, of plaintiff THE DEPARTMENT OF  
TRANSPORTATION OF THE STATE OF ILLINOIS, to ascertain the just  
compensation for taking by plaintiff of property sought to be taken  
for public purposes as set forth in the Complaint For Condemnation,

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as amended, and on Plaintiff's Motion For Entry Of Final Judgment Order and Order of Satisfaction and Release of Judgment By Stipulation;

And plaintiff THE DEPARTMENT OF TRANSPORTATION OF THE STATE OF ILLINOIS, appearing by LISA MADIGAN, Attorney General of the State of Illinois, and Mark A. Spadoro, Special Assistant Attorney General;

And defendant KOHL'S ILLINOIS, INC., appearing by attorney James M. Wagner, Esq. of Helm & Wagner, and defendant TARGET CORPORATION, appearing by attorneys William E. Ryan, Esq. and Michael W. Ryan, Esq. of Ryan and Ryan;

And all defendants to this proceeding have been served by process as provided by statute, have entered their appearances, or have been defaulted, and the Court finding that it has jurisdiction of the subject matter of this proceeding and of all parties thereto;

And due notice of this hearing has been given, and the demand for trial by jury has been waived by the plaintiff and all defendants hereto, the Court having considered the Stipulation Of Settlement And For Entry Of Final Judgment Order And Order Of Satisfaction And Release Of Judgment, the Complaint For Condemnation, as amended, and the record, and being fully advised in the premises, finds and adjudges the just compensation for the property taken and damaged as follows:

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To the owner or owners of and party or parties interested in Parcel 1JX0004PE, Parcel 1JX0004TE-A and Parcel 1JX0004TE-B, legally described in Amended Exhibit "1", Amended Exhibit "2", and Exhibit "3" attached hereto and incorporated herein by reference, as full and final just compensation for plaintiff taking a Permanent Easement for highway purposes over, under, across and upon Parcel 1JX0004PE, together with the right to permit others to use, operate, install, maintain, alter, repair, replace, renew, improve, and remove other facilities and structures including, but not limited to, underground communication lines, fiber optics, wire or other means of electricity, voice data, video, digitized information, pipes and conduits, upon and beneath the surface of the said premises, and overhead wires, cables and poles and other structures for the support of such facilities and structures, and for any diminution of value within and outside the permanent easement area of Parcel 1JX0004PE due to impressment of the permanent easement, and for costs to cure, and for taking Temporary Easements for construction purposes for a period not to exceed five (5) years from the date of vesting of title or until completion of construction operations, whichever occurs first, to, across and upon Parcel 1JX0004TE-A and Parcel 1JX0004TE-B, and for any diminution of value within and outside the temporary easement area of Parcel 1JX0004TE-A and Parcel 1JX0004TE-B due to impressment of the temporary easements, and for costs to cure, by right of eminent

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domain for a necessary public use and public purpose, as set forth in the Complaint for Condemnation, as amended, and the record in this case, and for any and all damages, the total sum of \$85,000.00;

And by Agreed Order for preliminary just compensation entered on March 5, 2015 pursuant to notice and hearing of Plaintiff's Amended Motion For Immediate Vesting Of Title, the total amount constituting preliminary just compensation was determined to be \$85,000.00 for the taking by plaintiff of the Permanent Easement in Parcel 1JX0004PE and Temporary Easements in Parcel 1JX0004TE-A and Parcel 1JX0004TE-B; that on April 7, 2015, plaintiff deposited the preliminarily just compensation with the Cook County Treasurer; that by Order Vesting Title entered on April 16, 2015, plaintiff was vested with a Permanent Easement in for highway purposes over, under, across and upon said Parcel 1JX0004PE, together with the right to permit others to use, operate, install, maintain, alter, repair, replace, renew, improve, and remove other facilities and structures including, but not limited to, underground communication lines, fiber optics, wire or other means of electricity, voice data, video, digitized information, pipes and conduits, upon and beneath the surface of the said premises, and overhead wires, cables and poles and other structures for the support of such facilities and structures, a Temporary Easement for construction purposes for a period not to exceed five (5) years from the date of

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vesting of title or until completion of construction operations, whichever occurs first, to, across and upon said Parcel 1JX0004TE-A, and a Temporary Easement for construction purposes for a period not to exceed five (5) years from the date of vesting of title or until completion of construction operations, whichever occurs first, to, across and upon said Parcel 1JX0004TE-B, and authorized to take immediate possession of said property; wherefore:

IT IS THEREFORE ORDERED, ADJUDGED AND DECREED that the sum of EIGHTY FIVE THOUSAND AND 00/100 (\$85,000.00) DOLLARS is the full and final just compensation to the owner or owners of and party or parties interested in Parcel 1JX0004PE, Parcel 1JX0004TE-A and Parcel 1JX0004TE-B, legally described in Amended Exhibit "1", Amended Exhibit "2", and Exhibit "3" attached hereto and incorporated herein by reference, for plaintiff taking a Permanent Easement for highway purposes over, under, across and upon Parcel 1JX0004PE, together with the right to permit others to use, operate, install, maintain, alter, repair, replace, renew, improve, and remove other facilities and structures including, but not limited to, underground communication lines, fiber optics, wire or other means of electricity, voice data, video, digitized information, pipes and conduits, upon and beneath the surface of the said premises, and overhead wires, cables and poles and other structures for the support of such facilities and structures, and for any diminution of value within and outside the permanent

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easement area of Parcel 1JX0004PE due to impressment of the permanent easement, and for costs to cure, for taking a Temporary Easement for construction purposes for a period not to exceed five (5) years from the date of vesting of title or until completion of construction operations, whichever occurs first, to, across and upon Parcel 1JX0004TE-A and for any diminution of value within and outside the temporary easement area of Parcel 1JX0004TE-A due to impressment of the temporary easements, and for costs to cure, for taking a Temporary Easement for construction purposes for a period not to exceed five (5) years from the date of vesting of title or until completion of construction operations, whichever occurs first, to, across and upon Parcel 1JX0004TE-B and for any diminution of value within and outside the temporary easement area of Parcel 1JX0004TE-B due to impressment of the temporary easements, and for costs to cure, and for the taking by plaintiff of said property by right of eminent domain for a necessary public use and public purpose, and for any and all damages, and judgment is hereby entered accordingly.

IT IS FURTHER ORDERED, ADJUDGED AND DECREED that interest shall not be paid by plaintiff nor be due from plaintiff under 735 ILCS 5/2-1303; that interest shall not be paid by plaintiff nor be due from plaintiff under 735 ILCS 30/20-5-30; that interest shall not be paid by plaintiff nor be due from plaintiff under any other statute or provision; and that the parties shall each bear their

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own attorney's fees, expenses, and costs.

IT IS FURTHER ORDERED, ADJUDGED AND DECREED that the Order Vesting Title entered on April 16, 2015 is confirmed.

IT IS FURTHER ORDERED, ADJUDGED AND DECREED that the amount of final just compensation awarded herein being the amount of preliminary just compensation previously deposited by plaintiff with the Cook County Treasurer, this Final Judgment Order is hereby declared fully satisfied by plaintiff and said judgment against plaintiff is hereby released.

ENTER:

*Alexander F. White*  
\_\_\_\_\_  
Judge

Attorney No. 11110  
Mark A. Spadaro  
Special Assistant Attorney General  
111 East Wacker Drive, Suite 2600  
Chicago, Illinois 60601  
(312) 251-9700

I hereby certify that the document to which this  
is affixed is a true copy.  
**DOROTHY BROWN** JAN 27 2016  
Date \_\_\_\_\_  
**Dorothy Brown**  
Clerk of the Circuit Court  
of Cook County, IL



**ENTERED**  
JUDGE ALEXANDER F. WHITE-0241  
JAN 27 2016  
DOROTHY BROWN  
CLERK OF THE CIRCUIT COURT  
OF COOK COUNTY, IL  
DEPUTY CLERK

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**STIPULATED AND AGREED:**

THE DEPARTMENT OF TRANSPORTATION  
OF THE STATE OF ILLINOIS, Plaintiff,

By: Mark A. Spadaro Date: 1-26-16  
Mark A. Spadaro  
Special Assistant Attorney General  
111 East Wacker Drive, Suite 2600  
Chicago, Illinois 60601  
(312) 251-9700  
Attorney No. 11110

KOHL'S ILLINOIS, INC., a Nevada corporation,  
Defendant,

By: James M. Wagner Date: 1/26/16  
James M. Wagner, Esq.  
Helm & Wagner  
804 N. Washington Street  
Naperville, Illinois 60563  
(630) 369-6616  
Attorney No. 43691

TARGET CORPORATION, a Minnesota corporation,  
Defendant,

By: Michael W. Ryan Date: 1/26/16  
William E. Ryan, Esq.  
Michael W. Ryan, Esq.  
Ryan and Ryan  
9501 W. Devon Avenue, Suite 300  
Rosemont, Illinois 60018  
(847) 825-8600  
Attorney No. 36903

FJ008J091715



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Route : F.A.P 577 (Illinois Route 171)  
 Section:  
 County : Cook  
 Job No.: R-91-024-12  
 Parcel : 1JX0004P.E.  
 Sta. 89+58.76 To Sta. 90+58.84  
 Owner : Kohl's Illinois, Inc., a  
 Nevada Corporation

Index No. 22-32-302-011

That part of Lot 2 in Ryan's Lemont Retail, being a subdivision of part of the Southeast Quarter of the Southwest Quarter and the East Half of the Southwest Quarter of the Southwest Quarter of Section 32, Township 37 North, Range 11 East of the Third Principal Meridian, according to the plat thereof recorded August 10, 1999 as document number 99757983 and corrected by certificate of correction recorded March 1, 2000 as document number 00148996, in Cook County, Illinois, described as follows:

Beginning at the most southerly corner of Lot 3 in said Ryan's Lemont Retail, being also a northeasterly corner of said Lot 2; thence on an assumed bearing of South 42 degrees 26 minutes 15 seconds West along a southeasterly line of said Lot 2, a distance of 99.99 feet (100.00 feet, recorded) to a southeasterly corner of Lot 2; thence North 47 degrees 33 minutes 45 seconds West along a southwesterly line of said Lot 2, a distance of 50.06 feet; thence North 42 degrees 24 minutes 37 seconds East, a distance of 79.72 feet; thence South 47 degrees 27 minutes 54 seconds East, a distance of 18.44 feet; thence South 63 degrees 35 minutes 47 seconds East, a distance of 24.55 feet; thence North 46 degrees 58 minutes 42 seconds East, a distance of 13.57 feet to a northeasterly line of said Lot 2; thence South 47 degrees 33 minutes 45 seconds East along a northeasterly line of said Lot 2, a distance of 6.99 feet to the point of beginning.

Said permanent easement containing 0.097 acre, more or less.

13440 S. ARCHER AVENUE  
 LEMONT, IL 60439

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Route : F.A.P 577 (Illinois Route 171)  
 Section:  
 County : Cook  
 Job No.: R-91-024-12  
 Parcel : 1JX0004T.E.-A  
 Sta. 85+93.76 To Sta. 87+23.43  
 Owner : Kohl's Illinois, Inc., a  
 Nevada Corporation

Index No. 22-32-302-011

That part of Lot 2 in Ryan's Lemont Retail, being a subdivision of part of the Southeast Quarter of the Southwest Quarter and the East Half of the Southwest Quarter of the Southwest Quarter of Section 32, Township 37 North, Range 11 East of the Third Principal Meridian, according to the plat thereof recorded August 10, 1999 as document number 99757983 and corrected by certificate of correction recorded March 1, 2000 as document number 00148996, in Cook County, Illinois, described as follows:

Commencing at the southwest corner of said Lot 2; thence on an assumed bearing of North 88 degrees 21 minutes 41 seconds East along the most southerly line of said Lot 2, a distance of 259.31 feet to the point of beginning; thence North 1 degree 04 minutes 51 seconds West, a distance of 10.14 feet; thence North 75 degrees 47 minutes 24 seconds East, a distance of 146.24 feet to a northeasterly line of said Lot 2; thence South 47 degrees 33 minutes 45 seconds East along a northeasterly line of said Lot 2, a distance of 19.95 feet to a southeasterly line of Lot 2; thence South 42 degrees 26 minutes 15 seconds West along a southeasterly line of said Lot 2, a distance of 39.10 feet to the most southerly line of Lot 2; thence South 88 degrees 21 minutes 41 seconds West along the most southerly line of said Lot 2, a distance of 129.97 feet to the point of beginning.

Said temporary easement containing 0.088 acre, more or less.

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Route : F.A.P 577 (Illinois Route 171)  
 Section:  
 County : Cook  
 Job No.: R-91-024-12  
 Parcel : 1JX0004T.E.-B  
 Sta. 90+38.48 To Sta. 90+58.83  
 Owner : Kohl's Illinois, Inc., a  
 Nevada Corporation

Index No. 22-32-302-011

That part of Lot 2 in Ryan's Lemont Retail, being a subdivision of part of the Southeast Quarter of the Southwest Quarter and the East Half of the Southwest Quarter of the Southwest Quarter of Section 32, Township 37 North, Range 11 East of the Third Principal Meridian, according to the plat thereof recorded August 10, 1999 as document number 99757983 and corrected by certificate of correction recorded March 1, 2000 as document number 00148996, in Cook County, Illinois, described as follows:

Commencing at the most southerly corner of Lot 3 in said Ryan's Lemont Retail, being also a northeasterly corner of said Lot 2; thence on an assumed bearing of South 42 degrees 26 minutes 15 seconds West along a southeasterly line of said Lot 2, a distance of 99.99 feet (100.00 feet, recorded) to a southeasterly corner of Lot 2; thence North 47 degrees 33 minutes 45 seconds West along a southwesterly line of said Lot 2, a distance of 50.06 feet; thence North 42 degrees 24 minutes 37 seconds East, a distance of 79.72 feet to the point of beginning; thence South 47 degrees 27 minutes 54 seconds East, a distance of 18.44 feet; thence South 63 degrees 35 minutes 47 seconds East, a distance of 24.55 feet; thence North 46 degrees 58 minutes 42 seconds East, a distance of 13.57 feet to a northeasterly line of said Lot 2; thence North 47 degrees 33 minutes 45 seconds West along a northeasterly line of said Lot 2, a distance of 43.12 feet; thence South 42 degrees 24 minutes 37 seconds West, a distance of 20.27 feet to the point of beginning.

Said temporary easement containing 0.018 acre, more or less.