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KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 02/21/2018 12:53 PM PG: 1 OF 6

Cover Sheet For

Final Judgment Order

**Illinois Department of Transportation v. Z Financial Illinois G
Properties, L.L.C., et al.**

17 L 50301

PIN No.: 29-07-410-028

MAIL TO:

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JA

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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 and on behalf of the People of the State of Illinois, <div style="text-align: right;">Plaintiff,</div>)	
)	
vs.)	CONDEMNATION
)	CASE NO.: 17L050301
Z FINANCIAL ILLINOIS G PROPERTIES, L.L.C., an Illinois Limited Liability Co., CITY OF HARVEY, CITY OF CHICAGO and UNKNOWN OWNERS AND NON-RECORD CLAIMANTS, <div style="text-align: right;">Defendants.</div>)	
)	JOB NO.: R-90-011-14
)	PARCEL NO.: 0L70262 & 0L70262TE
)	

FINAL JUDGMENT ORDER

ON THE MOTION of the Plaintiff, THE DEPARTMENT OF TRANSPORTATION, for and on behalf of the People of the State of Illinois, by Lisa Madigan, Attorney General, and John Ashenden, Special Assistant Attorney General, for entry of an Final Judgment Order, the Court finding that the parties are in agreement for entry of this order, and having heard and considered the evidence,

THE COURT HEREBY FINDS:

1. On March 29, 2017, the Plaintiff filed its Complaint for Condemnation seeking to acquire Fee Simple Title to real property designated as Parcel 0L70262 as fully described in attached Exhibit 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, across and upon real property designed as Parcel 0L70262TE as fully described in attached Exhibit B.
2. The Fee Simple Owner in Parcel Nos. 0L70262 and 0L70262TE is Z FINANCIAL ILLINOIS G PROPERTIES, L.L.C.
3. Defendants to this proceeding have been served with notices, and this Court has jurisdiction of the subject matter of this case. The parties have waived the right to the impaneling of a jury for the viewing of the premises and for the determination of just compensation.
4. Judgment is entered in accordance with the terms of the Summary Judgment Order of the Court and as reflected in findings of this Order.

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5. Pursuant to Plaintiff's Motion for Immediate Vesting of Title for the Fee Simple title to Parcel No. 0L70262 and 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, across and upon real property designed as Parcel 0L70262TE, this Court entered an Order on July 12, 2017, fixing Preliminary Just Compensation in the total amount of One Thousand Eight Hundred Dollars (\$1,800.00). On September 5, 2017, in satisfaction of that order, Plaintiff deposited with the Cook County Treasurer the sum of \$1,800.00, and this Court ordered on September 20, 2017, that the Plaintiff was vested with Fee Simple Title to real property designated as Parcel No. 0L70262 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, across and upon real property designed as Parcel 0L70262TE.
6. On December 6, 2017, an Order was entered granting Defendant, CITY OF CHICAGO's Petition to withdraw the preliminary just compensation amount of \$1,800.00 previously deposited by Plaintiff with the County Treasurer.
7. Per terms of the Summary Judgment Order, the sum of One Thousand Eight Hundred Dollars (\$1,800.00) is to be the Final Just Compensation for the Fee Simple Title to real property designated as Parcel No. 0L70262 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, across and upon real property designed as Parcel 0L70262TE, including all interest due and owing the Defendant and subject to all taxes due and owing to Cook County in connection with Parcel Nos. 0L70262 and 0L70262TE.
8. This cause of action, by virtue of the Order for Summary Judgment, and this Final Judgment Order is fully determined and the judgment against the Plaintiff is fully satisfied and the Plaintiff is fully released.

WHEREFORE, THE COURT HEREBY ORDERS:

- A. The right of each party to a trial by jury is hereby WAIVED.
- B. The Order of Default against Unknown Owners entered on August 23, 2017, is hereby confirmed.
- C. The Order Defaulting Defendant Z FINANCIAL ILLINOIS G PROPERTIES, L.L.C., entered on October 25, 2017, is hereby confirmed.
- D. The Order Defaulting Defendant CITY OF HARVEY entered on October 25, 2017, is hereby confirmed.
- E. The Order Vesting Title entered September 20, 2017, authorizing the Plaintiff to take immediate possession of Fee Simple Title to real property designated as Parcel No. 0L70262 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, across and upon real property designed as Parcel 0L70262TE is hereby confirmed.

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F. IT IS FURTHER ORDERED, ADJUDGED, AND DECREED that the judgment entered hereby in favor of the Defendant in the amount of One Thousand Eight Hundred Dollars (\$1,800.00) is hereby declared satisfied and the judgment entered against the Plaintiff is hereby released.

ENTER:
DATE

D. J. Kubasiak 2018

Judge Daniel J. Kubasiak
FEB 21 2018
Circuit Court-2072

Property of Cook County Clerk's Office

John Ashenden, IL #12428
Special Assistant Attorney General
33 N. LaSalle Street, Suite 2200
Chicago, Illinois 60602
(312) 739-1100

I hereby certify that the document to which this
certification is affixed is a true copy.
FEB 21 2018
Dorothy Britton
Clerk of the Circuit Court
of Cook County, IL



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Route: Wood Street
 Section:
 County: Cook
 Job No.: R-90-011-14
 Parcel: **0L70262**
 Station: 196+72.72 to 197+10.26
 Index No.: 29-07-410-028

That part of Lots 8 and 9 in Block 180 in Harvey, recorded May 7, 1891 as Document Number 1464495, being a subdivision of the Southeast Quarter and the East Half of the Southwest Quarter of Section 7, Township 36 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois, bearings and distances based on the Illinois State Plane Coordinate System East Zone, NAD 83 (2011 adjustment), with a combined factor of 0.9999931 described as follows:

Beginning at the northeast corner of the south half of said Lot 8; thence South 00 degrees 45 minutes 50 seconds East, on the east line of said Lots 8 and 9, a distance of, 37.51 feet to the south line of said Lot 9; thence South 89 degrees 41 minutes 12 seconds West, on said south line, 3.81 feet; thence North 00 degrees 44 minutes 52 seconds West, 37.51 feet to the north line of the south half of said Lot 8; thence North 89 degrees 41 minutes 12 seconds East, on said north line, 3.80 feet to the point of beginning.

Said parcel containing 0.003 acres, (143 square feet), more or less.

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PLATS & LEGALS

Exhibit A

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Route: Wood Street
 Section:
 County: Cook
 Job No.: R-90-011-14
 Parcel: 0L70262TE
 Station: 196+72.75 to 197+10.32
 Index No.: 29-07-410-028

That part of Lots 8 and 9 in Block 180 in Harvey, recorded May 7, 1891 as Document Number 1464495, being a subdivision of the Southeast Quarter and the East Half of the Southwest Quarter of Section 7, Township 36 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois, bearings and distances based on the Illinois State Plane Coordinate System East Zone, NAD 83 (2011 adjustment), with a combined factor of 0.9999931 described as follows:

Commencing at the northeast corner of the south half of said Lot 8; thence South 89 degrees 41 minutes 12 seconds West, on the north line of said south half, 3.80 feet for the point of beginning; thence South 00 degrees 44 minutes 53 seconds East, 37.51 feet to the south line of said Lot 9; thence South 89 degrees 41 minutes 12 seconds West, on said south line, 8.00 feet; thence North 00 degrees 44 minutes 53 seconds West, 2.85 feet; thence South 89 degrees 15 minutes 07 seconds West, 5.00 feet; thence North 00 degrees 44 minutes 53 seconds West, 13.05 feet; thence North 89 degrees 27 minutes 20 seconds East, 1.77 feet; thence North 01 degree 08 minutes 27 seconds West, 5.57 feet; thence North 89 degrees 15 minutes 07 seconds East, 3.31 feet; thence North 00 degrees 44 minutes 53 seconds West, 16.06 feet to the north line of the south half of said Lot 8; thence North 89 degrees 41 minutes 12 seconds East, on said north line, 8.00 feet to the point of beginning.

Said parcel containing 0.009 acres, (384 square feet), more or less.

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PLATS & LEGALS

Exhibit B