

UNOFFICIAL COPY

THE DEPARTMENT OF TRANSPORTATION OF
THE STATE OF ILLINOIS, FOR AND ON BEHALF
OF THE PEOPLE OF THE STATE OF ILLINOIS,

Plaintiff,

v.

RIVER OAKS REALTY LLC, AN ILLINOIS LIMITED LIABILITY COMPANY, AS TO AN UNDIVIDED 70% INTEREST, RIVER OAKS CH LLC, AN ILLINOIS LIMITED LIABILITY COMPANY, AS TO AN UNDIVIDED 25% INTEREST, RIVER OAKS NASSIM LLC, AN ILLINOIS LIMITED LIABILITY COMPANY, AS TO AN UNDIVIDED 5% INTEREST, ALL AS TENANTS IN COMMON; ISRAEL DISCOUNT BANK OF NEW YORK; SIMON PROPERTY GROUP; CPS DEPARTMENT STORES, INC., OR ITS SUCCESSORS OR ASSIGNS; BAT HOLDINGS I, INC., OR ITS SUCCESSORS OR ASSIGNS; JC PENNEY PROPERTIES, INC.; HITT THEATRES, INC.; OR ITS SUCCESSORS OR ASSIGNS, SUBWAY REAL ESTATE CORP.; SPECTRA SITE COMMUNICATIONS, INC., OR ITS SUCCESSORS OR ASSIGNS; SEARS, ROEBUCK & CO., UDC, INC., OR ITS SUCCESSORS OR ASSIGNS; MER LANDLORD, LLC, OR ITS SUCCESSORS OR ASSIGNS; MACY'S RETAIL HOLDINGS, INC.; NAMDAR REALTY GROUP, LLC; AND UNKNOWN OWNERS AND NON-RECORD CLAIMANTS, generally,

Defendants.



1907418099

Doc# 1907418099 Fee \$46.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 03/15/2019 03:33 PM PG: 1 OF 5

Case No. 2018 L 050831

ORDER VESTING TITLE

Property addresses: Southeast corner of IL Route 83 (Torrence Ave) and River Oaks Dr Multiple address points including 15600 Torrence Ave., 15901 Torrence Ave, 1385 Torrence Ave., 96 River Oaks Drive, all within Calumet City, Cook County, IL 60409

PINs: 30-19-100-135-0000; 30-19-100-112-0000; 30-19-100-129-0000; 30-19-300-006-0000.

Prepared by:

Name: Amanda J. Ripp, Special Assistant Attorney General (#41812)
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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,)

Plaintiff,)

v.)

RIVER OAKS REALTY LLC, AN ILLINOIS)
LIMITED LIABILITY COMPANY, AS TO AN)
UNDIVIDED 70% INTEREST, RIVER OAKS CH)
LLC, AN ILLINOIS LIMITED LIABILITY)
COMPANY, AS TO AN UNDIVIDED 25%)
INTEREST, RIVER OAKS NASSIM LLC, AN)
ILLINOIS LIMITED LIABILITY COMPANY, AS TO)
AN UNDIVIDED 5% INTEREST, ALL AS)
TENANTS IN COMMON; ISRAEL DISCOUNT)
BANK OF NEW YORK; SIMON PROPERTY)
GROUP; CPS DEPARTMENT STORES, INC., OR)
ITS SUCCESSORS OR ASSIGNS; BAT HOLDINGS)
I, INC., OR ITS SUCCESSORS OR ASSIGNS; JC)
PENNEY PROPERTIES, INC.; PLITT THEATRES,)
INC., OR ITS SUCCESSORS OR ASSIGNS,)
SUBWAY REAL ESTATE CORP.; SPECTRA SITE)
COMMUNICATIONS, INC., OR ITS SUCCESSORS)
OR ASSIGNS; SEARS, ROEBUCK & CO.; UDC,)
INC., OR ITS SUCCESSORS OR ASSIGNS; MHR)
LANDLORD, LLC, OR ITS SUCCESSORS OR)
ASSIGNS; MACY'S RETAIL HOLDINGS, INC.;)
NAMDAR REALTY GROUP, LLC; AND)
UNKNOWN OWNERS AND NON-RECORD)
CLAIMANTS, generally,)

Defendants.

Case No. 18 L 050831

Condemnation

Parcel 0HK3002TE

Job No. R-90-015-11

JURY DEMAND

ORDER VESTING TITLE

This case coming to be heard on the Department of Transportation of the State of Illinois's ("IDOT") Motion for Entry of Order Vesting Title and for Entry of Judgment by Default against Unknown Owners and Non-Record Claimants, due notice having been given, and the Court, having been fully advised on the premises,

Clerk's Office

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HEREBY FINDS:

1. On December 19, 2018, the Court entered an agreed order pursuant to 735 ILCS 30/20-5-10 setting preliminary just compensation at \$1,200.00. IDOT seeks to acquire a temporary easement for construction purposes for a period not to exceed five years, or until completion of construction operations, whichever occurs first, across and upon real property designated as Parcel 0HK3002TE, legally described in Exhibit A.
2. IDOT deposited the preliminary just compensation of \$1,200.00 with the Cook County Treasurer on February 13, 2019.
3. Unknown Owners and Non-Record Claimants have failed to appear or otherwise plead after proper service by publication.

IT IS THEREFORE ORDERED:

- A. IDOT's Motion is Granted.
- B. Pursuant to 735 ILCS 30/20-5-15, the Department of Transportation of the State of Illinois is vested with the following property rights:
 1. A temporary easement for construction purposes for a period not to exceed five years, or until completion of construction operations, whichever occurs first, across and upon real property designated as Parcel 0HK3002TE.
- C. IDOT is authorized to take immediate possession of the property rights described in Paragraph B of this Order, and to exercise immediately all the property rights now vested in IDOT.
- D. Judgment by default pursuant to 735 ILCS 5/2-1301(d) is entered against defendants Unknown Owners and Non-Record Claimants.

4307
9420
4219D

Dated: February 28, 2019

Entered

JUDGE

I hereby certify that this
 certification is correct to a true
 Date **MAR 15 2019**

Dorothy L. ...
Clark of the Circuit Court
of Cook County, IL



Justice James M. McGinnis

MAR 20 2019 JS

Clerk of the Court

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**COOK COUNTY
RECORDER OF DEEDS**

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**COOK COUNTY
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Property of Cook County Clerks Office

UNOFFICIAL COPY**EXHIBIT A**

Illinois Route 83 (Torrence Ave.)

Section : Exchange Ave. to Ring Rd.

Job No. : R-90-015-11

County : Cook

Parcel No. : OHK3002TE

Owner : River Oaks Realty LLC, an Illinois Limited Liability Company, as to an Undivided 70% Interest; River Oaks CH LLC, an Illinois Limited Liability Company, as to an Undivided 25% Interest; and River Oaks Nassim LLC, an Illinois Limited Liability Company, as to an Undivided 5% Interest, all as Tenants In Common.

Station : 176+68.00 to 177+37.00

P.I.N. : 30-19-100-112

PARCEL DESCRIPTION

That part of the Northwest Quarter of Section 19, Township 36 North, Range 15 East of the Third Principal Meridian, described as follows:

Beginning at the intersection of the easterly right-of-way of Torrence Avenue (Illinois Route 83) with a line 2056.78 feet South of, and parallel with, the North line of said Northwest Quarter; thence South 03 degrees 41 minutes 48 seconds West, 196.24 feet along said easterly right-of-way line of Torrence Avenue (Illinois Route 83) to a jog in said right-of-way; thence North 89 degrees 10 minutes 42 Seconds East, 25.00 feet along said jog to the easterly line of said right-of-way; thence South 03 degrees 42 minutes 06 seconds East, 4.87 feet along said easterly line to the Point of Beginning; thence North 86 degrees 16 minutes 37 seconds East, 28.49 feet; thence South 03 degrees 43 minutes 23 seconds East, 69.00 feet; thence South 86 degrees 16 minutes 37 seconds West, 28.52 feet to said easterly line of Torrence Avenue (Illinois Route 83); thence North 03 degrees 42 minutes 06 seconds West, 10.00 feet along said easterly line; thence North 86 degrees 16 minutes 37 seconds East, 18.51 feet; thence North 03 degrees 43 minutes 23 seconds West, 49.00 feet; thence South 86 degrees 16 minutes 37 seconds West, 18.50 feet to said easterly right-of-way line of Torrence Ave (Illinois Route 83); thence North 03 degrees 42 minutes 06 seconds West, 10.00 feet along said easterly line to the Point of Beginning.

Said parcel contains 0.024 acres, more or less.

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PLATS & LEGALS