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2105613053

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KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 02/25/2021 10:26 AM PG: 1 OF 7

JUDGMENT

BOX 95

CERTIFIED COPY

DAH CASE #: 19DS69469L, 20DS82149L
PLAINTIFF: CITY OF CHICAGO
DEFENDANT: KINGSGUARD PROPERTIES LLC C/O ENTERPRISE LAW GROUP, LLP
LAST KNOWN ADDRESS: KINGSGUARD PROPERTIES LLC C/O ENTERPRISE LAW GROUP, LLP
150 S WACKER DR
CHICAGO, IL 60606
AMOUNT: \$2,380.00
EXECUTION DATE: JANUARY 3, 2020

MULTIPLE PROPERTIES

411753 CCCJA/MND



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PIN #:
25-03-404-003-0000

PROPERTY:
425 E 91ST, CHICAGO, IL 60619

LEGAL DESCRIPTION:

LOT 10 BLOCK 50 IN S.E. GROSS' FOURTH ADDITION TO DAUPHIN PARK, A SUBDIVISION OF THE NORTH HALF OF THE NORTHEAST QUARTER OF THE SOUTH EAST QUARTER, ALSO ALL THAT PART OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER LYING NORTHEAST OF THE CHICAGO AND WESTERN INDIANA RAILROAD, ALSO THAT PART OF THE NORTHEAST QUARTER OF THE SOUTH WEST QUARTER LYING NORTH EAST OF SAID RAILROAD, ALL IN SECTION 3, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN #:
19-36-227-056-0000

PROPERTY:
2600 W 82ND PL, CHICAGO, IL 60652

LEGAL DESCRIPTION:

LOT 9 AND THE EAST 4 FEET OF LOT 8 IN BLOCK 14 IN HAZELWOOD AND WRIGHT'S SUBDIVISION OF THE SOUTH 1/2 OF THE NORTHEAST 1/4 OF SECTION 36, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN #:
19-26-221-051-0000

PROPERTY:
3541 V 74TH ST, CHICAGO, IL 60629

LEGAL DESCRIPTION:

LOT 449 (EXCEPT THE EAST 3 FEET THEREOF) AND LOT 450 (EXCEPT THE WEST 7 FEET THEREOF) IN WILLIAM H. BRITICAN'S MARQUETTE PARK HIGHLANDS BEING A SUBDIVISION OF THAT PART OF THE WEST 1/4 OF THE NORTHEAST 1/4 (EXCEPT THE WEST 50 FEET THEREOF) OF SECTION 26, TOWNSHIP 38 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN LYING NORTH OF A LINE DRAWN 8 FEET SOUTH OF AND PARALLEL TO THE NORTH LINE OF THE SOUTH 3/16TH OF SAID WEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 26, AFORESAID, IN COOK COUNTY, ILLINOIS.

PIN #:
19-34-108-023-0000

PROPERTY:
8177 S SCOTTSDALE, CHICAGO, IL 60652

LEGAL DESCRIPTION:

LOT 110 IN SCOTTSDALE FIRST ADDITION, BEING RAYMOND L. LUTGERT'S RESUBDIVISION OF PART OF THE EAST 1/2 OF LOT 5 IN THE ASSESSOR'S SUBDIVISION OF SECTION 34, AND THE NORTH 1/2 OF SECTION 32, TOWNSHIP 38 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, AND OF PART OF THE EAST 1/2 OF LOT 3 IN THE SUBDIVISION OF LOT 4 IN THE AFORESAID ASSESSOR'S SUBDIVISION; ALSO, LOTS "D" AND "E" IN SCOTTSDALE BEING RAYMOND L. LUTGERT'S SUBDIVISION OF PART OF THE EAST 1/2 OF SAID LOT 5 IN THE ASSESSOR'S SUBDIVISION ACCORDING TO THE PLAT THEREOF RECORDED MARCH 18, 1952 AS DOCUMENT NUMBER 15297457 ALL IN COOK COUNTY, ILLINOIS.



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PIN #:
25-11-112-011-0000

PROPERTY:
9761 S INGLESIDE, CHICAGO, IL 60628

LEGAL DESCRIPTION:

LOT 11 IN BLOCK 9 IN COTTAGE GROVE HEIGHTS, BEING A SUBDIVISION OF PART OF THE NORTH 1/2 OF SECTIONS 10 AND 11, TOWNSHIP 37 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

PIN #:
19-36-216-107-0000

PROPERTY:
8120 S FAIRFIELD, CHICAGO, IL 60652

LEGAL DESCRIPTION:

THE SOUTH 1.33 FEET OF LOT 4, AND LOT 5 (EXCEPT THE SOUTH 17.33 FEET THEREOF) IN BLOCK 10 IN HAZELWOOD AND WRIGHT'S SUBDIVISION OF THE SOUTH 1/2 OF THE NORTH EAST 1/4 OF SECTION 36, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT RAILROAD LANDS), IN COOK COUNTY, ILLINOIS. 19-36-216-107

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(1/00)

DOAH - Order



IN THE CITY OF CHICAGO, ILLINOIS DEPARTMENT OF ADMINISTRATIVE HEARINGS

| | |
|--|--|
| CITY OF CHICAGO, a Municipal Corporation, Petitioner,) v.) Kingsguard Realty Advisors Llc C/O Jonathan R. Strauss) 258 WINTHROP RD.) TEANECK, NJ 07666) and) Kingsguard Properties Llc C/O Enterprise Law Group, Llp) 150 S WACKER DR. 16TH FLR) CHICAGO, IL 60606) and) Kingsguard Realty Advisor, Llc C/O Jonathan R. Strauss) 719 N. MARION ST.) OAK PARK, IL 60302) and) Kingsguard Realty Advisors Llc C/O Corporation Service) Company) 251 LITTLE FALLS DRIVE) WILMINGTON, DE 19808) , Respondents. | Address of Violation: 3635 W 80th Place Docket #: 19DS69469L Issuing City Department: Streets and Sanitation |
|--|--|

FINDINGS, DECISIONS & ORDER

This matter coming for Hearing, notice given and the Administrative Body advised in the premises, having considered the motions, evidence and arguments presented, IT IS ORDERED: As to the count(s), this tribunal finds by a preponderance of the evidence and rules as follows:

| <u>Finding</u> | <u>NOV#</u> | <u>Count(s)</u> | <u>Municipal Code Violated</u> | <u>Penalties</u> |
|------------------------------|-------------|-----------------|---------------------------------|------------------|
| Default - Liable by prove-up | 269469L | 1 | 7-28-120(a) Uncontrolled weeds. | \$1,200.00 |
| | | 2 | 10-32-050 Care of Parkway. | \$500.00 |

Sanction(s):

Admin Costs: \$40.00

JUDGMENT TOTAL: \$1,740.00

Balance Due: \$1,740.00

Respondent is ordered to come into immediate compliance with any/all outstanding Code violations.

You have 21 days from the above mailing date to file a motion to set-aside (void) this default order for good cause with the Dept. of Administrative Hearings (400 W. Superior). You may have more than 21 days if you can show you were not properly served with the violation notice. Your right to appeal this order to the Circuit Court of Cook County (Daley Center 6th Fl.) may be prohibited by the Court if you fail to first file a motion to set-aside with the Dept. of Administrative Hearings.

I hereby certify the foregoing to be a true and correct copy of an Order entered by an Administrative Law Judge of the Chicago Department of Administrative Hearings.

Cassandra Williams 2-1-21

Authorized Clerk Date

Above must bear an original signature to be accepted as a Certified Copy

Date Printed: Jan 27, 2021 9:19 am

19DS69469L

Page 1 of 2

411753

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(1/00)

DOAH - Order



IN THE CITY OF CHICAGO, ILLINOIS DEPARTMENT OF ADMINISTRATIVE HEARINGS

Mark Boyle

ENTERED:

19

Jan 3, 2020

Administrative Law Judge

ALO#

Date

This Order may be appealed to the Circuit Court of Cook Co. (Daley Center 6th Fl.) within 35 days by filing a civil law suit and by paying the appropriate State mandated filing fees.

Pursuant to Municipal Code Chapter 1-19, the city's collection costs and attorney's fees shall be added to the balance due if the debt is not paid prior to being referred for collection.

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DOCKET Order



IN THE CITY OF CHICAGO, ILLINOIS DEPARTMENT OF ADMINISTRATIVE HEARINGS

| | | |
|--|---|------------------------------------|
| CITY OF CHICAGO, a Municipal Corporation, Petitioner, |) | Address of Violation: |
| v. |) | 5624 S Elizabeth Street |
| |) | |
| Kingsguard Properties Llc C/O Kingsguard Realty Advisors |) | Docket #: 20DS82149L |
| Llc |) | |
| 910 W VAN BUREN STREET, #180 |) | Issuing City |
| CHICAGO, IL 60629 |) | Department: Streets and Sanitation |
| and |) | |
| Kingsguard Properties Llc C/O Enterprise Law Group, Llp |) | |
| 150 S WACKER DR 16TH FLR |) | |
| CHICAGO, IL 60606 |) | |
| |) | |
| , Respondents. |) | |

FINDINGS, DECISIONS & ORDER

This matter coming for Hearing, notice given and the Administrative Body advised in the premises, having considered the motions, evidence and arguments presented, IT IS ORDERED: As to the count(s), this tribunal finds by a preponderance of the evidence and rules as follows:

| <u>Finding</u> | <u>NOV#</u> | <u>Count(s)</u> | <u>Municipal Code Violated</u> | <u>Penalties</u> |
|------------------------------|-------------|-----------------|---|------------------|
| Default - Liable by prove-up | 282149L | 1 | 7-28-710 Dumping or accumulation of garbage or trash - potential rat harborage. | \$600.00 |

Sanction(s):

Storage Fee
Tow Fee

Admin Costs: \$40.00

JUDGMENT TOTAL: \$640.00

Balance Due: \$640.00

Respondent is ordered to come into immediate compliance with any/all outstanding Code violations.

You have 21 days from the above mailing date to file a motion to set-aside (void) this default order for good cause with the Dept. of Administrative Hearings (400 W. Superior). You may have more than 21 days if you can show you were not properly served with the violation notice. Your right to appeal this order to the Circuit Court of Cook County (Daley Center 6th Fl.) may be prohibited by the Court if you fail to first file a motion to set-aside with the Dept. of Administrative Hearings.

| | |
|---|------|
| I hereby certify the foregoing to be a true and correct copy of an Order entered by an Administrative Law Judge of the Chicago Department of Administrative Hearings. | |
| <i>Cassandra Wilson</i> | 2-21 |
| Authorized Clerk | Date |
| Above must bear an original signature to be accepted as a Certified Copy | |

20DS82149L

Page 1 of 2

Date Printed: Jan 27, 2021 9:20 am

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(1/00)

DCAN - Order



IN THE CITY OF CHICAGO, ILLINOIS DEPARTMENT OF ADMINISTRATIVE HEARINGS

ENTERED: Mitchell C. Ek 87 Oct 15, 2020
 Administrative Law Judge ALO# Date

This Order may be appealed to the Circuit Court of Cook Co. (Daley Center 6th Fl.) within 35 days by filing a civil law suit and by paying the appropriate State mandated filing fees.

Pursuant to Municipal Code Chapter 1-19, the city's collection costs and attorney's fees shall be added to the balance due if the debt is not paid prior to being referred for collection.

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