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Karen A. Yarbrough
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RECORDING COVER SHEET

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PREPARER:

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FOR RECORDERS OFFICE USE ONLY

DESCRIPTION OF ATTACHED INSTRUMENT:

ORDER VESTING EASEMENT INTERESTS AND FINDING SATISFACTION OF JUDGMENT

PIN NO.: Parts of PIN(s)
 15-04-301-019
 15-04-301-020
 15-04-301-021

ADDRESS: 1513-1515 N. 40th Ave Stone Park Illinois

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IN THE CIRCUIT COURT OF COOK COUNTY LAW DIVISION, TAX AND MISCELLANEOUS REMEDIES

THE METROPOLITAN WATER RECLAMATION)	
DISTRICT OF GREATER CHICAGO, a municipal	)	Case No. 2019L050725
corporation,)	
	)	Plaintiff,
	)	Parts of PINs: 15-04-301-019
	)	15-04-301-020
vs.	)	15-04-301-021
)	
CHICAGO TITLE LAND TRUST COMPANY, as	)	Address: 1513-1515 N. 40 th Ave.
successor trustee of a dated September 13, 1976 and	)	Stone Park, IL
known as Trust No. 4068; BENEFICIARIES of that trust)	
agreement dated September 13, 1976, known as	)	<u>Permanent Easements</u>
Trust No.4068; COOK COUNTY LAND BANK; MARIA	)	Parcel Nos. 81A, 82A, and 83A
PAPPAS, Treasurer & Collector of Cook County; KAREN)	
YARBROUGH, County Clerk of Cook County; and)	
UNKNOWN OWNERS,	)	Calendar 1/Judge Duffy
)	
)	
Defendants.)	

ORDER VESTING EASEMENT INTERESTS AND FINDING SATISFACTION OF JUDGMENT

THIS MATTER coming before the Court on Plaintiff's, the Metropolitan Water Reclamation District of Greater Chicago, a municipal corporation ("Plaintiff"), Motion for Vesting of Easement Interests and Finding Satisfaction of Judgment ("Motion"), and the Court being fully advised,

IT IS HEREBY FOUND:

1. On May 3, 2021, this Court entered a Final Judgment Order setting final just compensation in the amount of TWENTY-THREE THOUSAND THREE HUNDRED NINETEEN AND NO/100 DOLLARS (\$23,319.00) ("Final Compensation Award") for the vesting of the easement interests in the property legally described herein.

2. On May 17, 2021, Plaintiff deposited the Final Compensation Award with the Treasurer of Cook County. Plaintiff's deposit of the Final Compensation Award fully satisfies the judgment entered in this matter.

IT IS HEREBY ORDERED:

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1. Plaintiff's Motion is granted;
2. As of the date of deposit, May 17, 2021, Plaintiff is vested with a permanent easement over the real property legally described as follows:

Parcel 81A – Permanent Easement containing approximately 4,232 square feet

THAT PART OF LOT 48, AND THE VACATED EAST 17.00 FEET OF 40TH AVENUE, IN BLOCK 24 IN H.O. STONE & COMPANY'S WORLD FAIR ADDITION, A SUBDIVISION OF THAT PART OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 12 EAST, OF THE THIRD PRINCIPAL MERIDIAN, LYING NORTH OF THE INDIAN BOUNDARY LINE, EXCEPT THEREFROM ALL OF "SOFFEL'S SUBDIVISIONS", ALSO THAT PART OF SAID SECTION 4, SOUTH OF THE INDIAN BOUNDARY LINE, NORTH OF ELGIN ROAD (LAKE STREET) AND WEST OF HENRY SOFFEL'S THIRD ADDITION TO MELROSE PARK, ALSO THAT PART OF SAID SECTION 4 LYING SOUTH OF THE INDIAN BOUNDARY LINE, WEST OF THE CENTER LINE OF 33RD AVENUE PRODUCED NORTH AND NORTH OF THE CENTER LINE OF SOFFEL AVENUE, TOGETHER WITH LOT "E" OF SAID HENRY SOFFEL'S THIRD ADDITION TO MELROSE PARK, ACCORDING TO THE PLAT THEREOF RECORDED JANUARY 21, 1929 AS DOCUMENT NUMBER 10262949, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF THE AFOREMENTIONED LOT 48; THENCE SOUTH 01 DEGREE 05 MINUTES 13 SECONDS EAST ALONG THE EAST LINE OF SAID LOT 48, A DISTANCE OF 29.99 FEET TO THE SOUTHEAST CORNER OF SAID LOT 48; SOUTH 88 DEGREES 02 MINUTES 28 SECONDS WEST ALONG THE SOUTH LINE OF SAID LOT 48, A DISTANCE OF 122.16 FEET TO THE SOUTHWEST CORNER OF SAID LOT 48; THENCE SOUTH 88 DEGREES 54 MINUTES 47 SECONDS WEST 17.00 FEET; THENCE NORTH 01 DEGREE 05 MINUTES 13 SECONDS WEST 41.14 FEET; THENCE SOUTH 48 DEGREES 50 MINUTES 53 SECONDS EAST 22.96 FEET TO THE WEST LINE OF SAID LOT 48; THENCE NORTH 01 DEGREES 05 MINUTES 13 SECONDS WEST ALONG SAID WEST LINE 4.29 FEET TO THE NORTHWEST CORNER OF SAID LOT 48; THENCE NORTH 88 DEGREES 02 MINUTES 28 SECONDS EAST, ALONG THE NORTH LINE OF SAID LOT 48, A DISTANCE OF 122.16 FEET TO THE NORTHEAST CORNER OF SAID LOT 48 AND THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

Part of PIN No. 15-04-301-019-0000

PARCEL 82A - Permanent Easement containing approximately 3,859 square feet

THAT PART OF LOT 47, AND THE VACATED EAST 17.00 FEET OF 40TH AVENUE, IN BLOCK 24 IN H.O. STONE & COMPANY'S WORLD FAIR ADDITION, A SUBDIVISION OF THAT PART OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 12 EAST, OF THE THIRD

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PRINCIPAL MERIDIAN, LYING NORTH OF THE INDIAN BOUNDARY LINE, EXCEPT THEREFROM ALL OF "SOFFEL'S SUBDIVISIONS", ALSO THAT PART OF SAID SECTION 4, SOUTH OF THE INDIAN BOUNDARY LINE, NORTH OF ELGIN ROAD (LAKE STREET) AND WEST OF HENRY SOFFEL'S THIRD ADDITION TO MELROSE PARK, ALSO THAT PART OF SAID SECTION 4 LYING SOUTH OF THE INDIAN BOUNDARY LINE, WEST OF THE CENTER LINE OF 33RD AVENUE PRODUCED NORTH AND NORTH OF THE CENTER LINE OF SOFFEL AVENUE, TOGETHER WITH LOT "E" OF SAID HENRY SOFFEL'S THIRD ADDITION TO MELROSE PARK, ACCORDING TO THE PLAT THEREOF RECORDED JANUARY 21, 1929 AS DOCUMENT NUMBER 10262949, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF THE AFOREMENTIONED LOT 47; THENCE SOUTH 88 DEGREES 02 MINUTES 28 SECONDS WEST ALONG THE SOUTH LINE OF SAID LOT 47, A DISTANCE OF 92.03 FEET; THENCE NORTH 51 DEGREES 04 MINUTES 52 SECONDS WEST 35.42 FEET; THENCE SOUTH 01 DEGREE 05 MINUTES 13 SECONDS EAST 23.18 FEET TO THE SOUTH LINE OF SAID LOT 47; THENCE SOUTH 88 DEGREES 02 MINUTES 28 SECONDS WEST ALONG THE SOUTH LINE OF SAID LOT 47, A DISTANCE OF 3.00 FEET TO THE SOUTHWEST CORNER OF SAID LOT 47; THENCE SOUTH 88 DEGREES 54 MINUTES 47 SECONDS WEST 17.00 FEET; THENCE NORTH 01 DEGREE 05 MINUTES 13 SECONDS WEST 29.99 FEET; THENCE NORTH 88 DEGREES 54 MINUTES 47 SECONDS EAST 17.00 FEET TO THE NORTHWEST CORNER OF SAID LOT 47; THENCE NORTH 88 DEGREES 02 MINUTES 28 SECONDS EAST, ALONG THE NORTH LINE OF SAID LOT 47, A DISTANCE OF 122.16 FEET TO THE NORTHEAST CORNER OF SAID LOT 47; THENCE SOUTH 01 DEGREE 05 MINUTES 13 SECONDS EAST ALONG EAST LINE OF SAID LOT 47, A DISTANCE OF 29.99 FEET TO THE SOUTHEAST CORNER OF SAID LOT 47 AND THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

Part of PIN No. 15-04-301-020-0000

Parcel 83A(1) – Permanent Easement containing approximately 2,254 square feet

THAT PART OF LOT 46 IN BLOCK 24 IN H.O. STONE & COMPANY'S WORLD FAIR ADDITION, A SUBDIVISION OF THAT PART OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 12 EAST, OF THE THIRD PRINCIPAL MERIDIAN, LYING NORTH OF THE INDIAN BOUNDARY LINE, EXCEPT THEREFROM ALL OF "SOFFEL'S SUBDIVISIONS", ALSO THAT PART OF SAID SECTION 4, SOUTH OF THE INDIAN BOUNDARY LINE, NORTH OF ELGIN ROAD (LAKE STREET) AND WEST OF HENRY SOFFEL'S THIRD ADDITION TO MELROSE PARK, ALSO THAT PART OF SAID SECTION 4 LYING SOUTH OF THE INDIAN BOUNDARY LINE, WEST OF THE CENTER LINE OF 33RD AVENUE PRODUCED NORTH AND NORTH OF THE CENTER LINE OF SOFFEL AVENUE, TOGETHER WITH LOT "E" OF SAID HENRY SOFFEL'S THIRD ADDITION TO MELROSE

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PARK, ACCORDING TO THE PLAT THEREOF RECORDED JANUARY 21, 1929 AS DOCUMENT NUMBER 10262949, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF THE AFOREMENTIONED LOT 46; THENCE SOUTH 88 DEGREES 02 MINUTES 28 SECONDS WEST ALONG THE SOUTH LINE OF SAID LOT 46, A DISTANCE OF 58.27 FEET; THENCE NORTH 49 DEGREES 57 MINUTES 12 SECONDS WEST 44.82 FEET TO THE NORTH LINE OF SAID LOT 46; THENCE NORTH 88 DEGREES 02 MINUTES 28 SECONDS EAST, ALONG THE NORTH LINE OF SAID LOT 46, A DISTANCE OF 92.03 FEET TO THE NORTHEAST CORNER OF SAID LOT 46; THENCE SOUTH 01 DEGREE 05 MINUTES 13 SECONDS EAST ALONG EAST LINE OF SAID LOT 46, A DISTANCE OF 29.99 FEET TO THE SOUTHEAST CORNER OF SAID LOT 46 AND THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

Part of PIN No. 15-04-301-021-0000

Parcel 83A(2) – Permanent Easement containing approximately 352 square feet

THAT PART OF LOT 46, AND THE VACATED EAST 17.00 FEET OF 40TH AVENUE, IN BLOCK 24 IN H.O. STONE & COMPANY'S WORLD FAIR ADDITION, A SUBDIVISION OF THAT PART OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 12 EAST, OF THE THIRD PRINCIPAL MERIDIAN, LYING NORTH OF THE INDIAN BOUNDARY LINE, EXCEPT THEREFROM ALL OF "SOFFEL'S SUBDIVISIONS", ALSO THAT PART OF SAID SECTION 4, SOUTH OF THE INDIAN BOUNDARY LINE, NORTH OF ELGIN ROAD (LAKE STREET) AND WEST OF HENRY SOFFEL'S THIRD ADDITION TO MELROSE PARK, ALSO THAT PART OF SAID SECTION 4 LYING SOUTH OF THE INDIAN BOUNDARY LINE, WEST OF THE CENTER LINE OF 33RD AVENUE PRODUCED NORTH AND NORTH OF THE CENTER LINE OF SOFFEL AVENUE, TOGETHER WITH LOT "E" OF SAID HENRY SOFFEL'S THIRD ADDITION TO MELROSE PARK, ACCORDING TO THE PLAT THEREOF RECORDED JANUARY 21, 1929 AS DOCUMENT NUMBER 10262949, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF THE AFOREMENTIONED LOT 46; THENCE NORTH 88 DEGREES 02 MINUTES 28 SECONDS EAST ALONG THE NORTH LINE OF SAID LOT 46, A DISTANCE OF 3.00 FEET; THENCE SOUTH 01 DEGREE 05 MINUTES 13 SECONDS EAST 17.61 FEET; THENCE SOUTH 88 DEGREE 54 MINUTES 59 SECONDS WEST 20.00 FEET TO THE WEST LINE OF THE EAST 17.00 FEET OF 40TH AVENUE; THENCE NORTH 01 DEGREE 05 MINUTES 13 SECONDS WEST ALONG SAID WEST LINE, A DISTANCE OF 17.57 FEET; THENCE NORTH 88 DEGREES 54 MINUTES 47 SECONDS EAST 17.00 FEET TO THE NORTHWEST CORNER OF SAID LOT 46 AND THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

Part of PIN No. 15-04-301-021-0000

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3. Plaintiff shall have the right to access and occupancy of the easement interests described herein as necessary for the Project and as provided for in the Final Judgment Order.

ENTERED:

[Handwritten Signature] 2103

Prepared by:
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Nicole Castile
Attorney for Plaintiff
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Firm No. 41560

ENTERED
Judge Daniel Duffy-2103
JUN 07 2021
IRIS Y. MARTINEZ
CLERK OF THE CIRCUIT COURT
OF COOK COUNTY, IL

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