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KAREN A. YARBROUGH
COOK COUNTY CLERK

DATE: 11/22/2021 04:33 PM PG: 1 OF 5

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

REGIONAL TRANSPORTATION AUTHORITY, a
municipal corporation,

Plaintiff

v.

FIRST MIDWEST BANK, as trustee under trust
agreement dated January 11, 2000 known as Trust
Number 4295, et al.,

Defendants.

Case No. 2018 L 50833

CONDEMNATION

Calendar 3

Judge: John J. Curry

AGREED FINAL JUDGMENT ORDER

Location of the Property: 5057 S. Wentworth Ave. Chicago, Illinois 60609

Permanent Tax Number: 20-09-204-003-0000

Thomas W. Conklin, Jr.
Special Assistant Attorney General
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IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS COUNTY DEPARTMENT, LAW DIVISION

FILED DATE: 11/12/2021 11:49 AM 2018L050833

THE REGIONAL TRANSPORTATION)	
AUTHORITY, a municipal corporation,)	
Plaintiff,)	Case No.: 2018 L 050833
v.)	
)	
FIRST MIDWEST BANK, as trustee under trust)	Condemnation
agreement dated January 11, 2000 known as trust)	
Number 4295; SHEHDEH ABU-KHALIL, an)	
individual, MARIA PAPPAS, Treasurer and)	PIN: 20-09-204-003-0000
Collector of Cook County; DAVID ORR,)	Address: 5057 S. Wentworth Ave.
County Clerk of Cook County UNKNOWN)	Chicago, Illinois
OWNERS AND NON-RECORD CLAIMANTS,)	
)	Calendar 3
Defendants.)	
)	<u>JURY DEMAND</u>

AGREED FINAL JUDGMENT ORDER

This Matter coming to be heard on the Complaint of THE REGIONAL TRANSPORTATION AUTHORITY, a municipal corporation, to ascertain the just compensation for the taking of property sought to be taken for improvement purposes as more fully set forth in the Complaint; the Plaintiff, having appeared by and through THOMAS W. CONKLIN, JR.; and

All Defendants having been served as provided by statute and the Court having jurisdiction over this proceeding and over all parties; and

Defendants Unknown Owners and Non-Record claimants, having not entered an appearance in this case, and on motion of the Plaintiff, having been found by the Court to be in default; and

Defendants FIRST MIDWEST BANK, as Trustee under Trust Agreement dated January 11, 2000 known as Trust Number 4295 and Shehdeh Abu-Khalil, an individual, having appeared through counsel and having submitted themselves to the jurisdiction of the Court; and

Due notice of this hearing having been given, and the demand for trial by jury having been waived by the Plaintiff and Defendants; and

The Court having heard and considered the evidence and the representations of Counsel;
NOW, THEREFORE, THIS COURT FINDS THAT:

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1. A stipulation for entry of an Agreed Final Judgment Order has been executed by Plaintiff and Defendants, First Midwest Bank as Trustee under Trust Agreement dated January 11, 2000 known as Trust Number 4295, and Shehdeh Abu-Khalil and filed in this cause.

2. The property owner of PIN: 20-09-204-003-0000 with a common address of 5057 S. Wentworth Ave. Chicago, Illinois, which is legally described in Exhibit A attached hereto and incorporated herein by reference, is:

FIRST MIDWEST BANK, AS TRUSTEE UNDER TRUST AGREEMENT DATED JANUARY 11, 2000 AND KNOWN AS TRUST NUMBER 4295; the beneficiary of said trust is SHEHDEH ABU-KHALIL.

3. Pursuant to an intergovernmental agreement, the Regional Transportation Authority is acquiring the subject property on behalf of the Commuter Rail Division of the Regional Transportation Authority a unit of local government.

4. Just compensation to the property owner and interested parties for the full, fee simple taking of the real property identified as PIN: 20-09-204-003-000 and with a common address of 5057 S. Wentworth Ave. Chicago, Illinois is \$950,000.00 in total compensation. That amount includes any claims for interest due from the Plaintiff to the Defendant.

5. That the Plaintiff will pay, or cause to be paid, within ninety (90) days of the entry of this order, the just compensation amount of \$950,000.00 to the Cook County Treasurer, and, upon payment of said funds, and at the direction of The Regional Transportation Authority, fee simple title to the real property identified as PIN: 20-09-204-003-0000 and with a common address of 5057 S. Wentworth Ave. Chicago, Illinois will be vested in the Commuter Rail Division of the Regional Transportation Authority, a unit of local government.

IT IS, THEREFORE, ORDERED, ADJUDGED, AND DECREED AS FOLLOWS:

A. that the just compensation to the owner First Midwest Bank as Trustee under Trust Agreement dated January 11, 2000 known as Trust Number 4295 for the full, fee simple taking of real property identified as PIN: 20-09-204-003-0000 with a common address of 5057 S. Wentworth Ave. Chicago, Illinois is \$950,000.00 in total. Said payment is full and final just

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compensation due the Defendants from Plaintiff including all claims for interest thereon, and judgement is hereby entered in that amount. *QW*

B. the Plaintiff shall pay or cause to be paid the Just Compensation of \$950,000.00 within sixty (60) days of this Order.

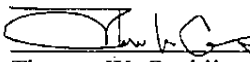
C. that pursuant to the intergovernmental agreement between the Plaintiff and the Commuter Rail Division of the Regional Transportation Authority, a unit of local government, fee simple title to the real property identified as PIN: 20-09-204-003-0000 and with a common address of 5057 S. Wentworth Ave. Chicago, Illinois shall be vested in the Commuter Rail Division of the Regional Transportation Authority, a unit of local government, upon payment of the Just Compensation.

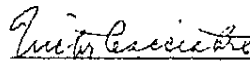
D. that the order of Default heretofore entered against Defendants Unknown Owners and Non-Record claimants on April 4, 2019, be, and the same hereby is confirmed.


ENTER: 

JUDGE

DATE: _____


 Date 11/12/2021
Thomas W. Conklin, Jr. for Plaintiff

 Date 12 November 2021
Victor Cacciatore, Attorney for
First Midwest Bank as Trustee under Trust
Agreement dated January 11, 2000, known as
Trust Number 4295 and Shehdeh Abu-Khalil

 Date 11-15-21
Alvin Portis, Assistant State's Attorney for
MARIA PAPPAS, Treasurer, and DAVID ORR, Clerk ***
*** The County takes no position on just compensation.

Judge John J. Curry, Jr.
NOV 16 2021 *JS*
Circuit Court-2126

Drafted By:
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hereby certify that the document to which this
certification is affixed is a true copy.
IRIS Y. MARTINEZ
IRIS Y. MARTINEZ
Clerk of the Circuit Court
of Cook County, IL. 

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EXHIBIT A

Legal Description:

THAT PART OF THE NORTHEAST $\frac{1}{4}$ OF SECTION 9, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, COMMENCING AT THE INTERSECTION OF THE EAST LINE OF WENTWORTH AVENUE AND THE NORTH LINE OF 51ST STREET IN SAID CITY, BEING THE POINT OF BEGINNING; THENCE NORTH ALONG SAID EAST LINE OF WENTWORTH AVENUE, 220 FEET TO A POINT; THENCE SOUTH AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE, 220 FEET TO A POINT OF INTERSECTION WITH THE NORTH LINE OF 51ST STREET; THENCE WEST ALONG SAID NORTH LINE OF 51ST STREET, 220 FEET TO THE POINT OF BEGINNING IN COOK COUNTY, ILLINOIS.

FILED DATE: 11/12/2021 11:49 AM 2018L050833

Property of Cook County Clerk's Office