

Doc# 2202022019 Fee \$88.00  
KAREN A. YARBROUGH  
COOK COUNTY CLERK  
DATE: 01/20/2022 12:23 PM PG: 1 OF 5

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

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

Plaintiff )

vs. )

MTB ENTERPRISES, LLC; BILLIE MARIE )  
KEYSER AND DAVID B. KEYSER AS )  
TRUSTEES OF THE BILLIE MARIE KEYSER )  
LIVING TRUST DATED APRIL 28, 1992; )  
UNKNOWN OWNERS AND NON-RECORD )  
CLAIMANTS, )

Defendants. )

Case No.: 2022 L 050019

Condemnation

Parcel No. 0ME0015A

0ME0015B

0ME0015TE

Job No.: R-90-024-16

**JURY DEMAND**

**LIS PENDENS NOTICE-COVER SHEET**

**Property Location:** East side of IL Route 7 (Southwest Highway), south of 135th Street with a common address of 13601 & 13607-17 & 13649 Southwest Highway, Orland Park, Illinois 60462

**Permanent Tax Number:** 27-03-100-015 and -035

Thomas W. Conklin, Jr.  
Special Assistant Attorney General  
Conklin & Conklin, LLC  
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# UNOFFICIAL COPY

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

DEPARTMENT OF TRANSPORTATION OF THE	)	
STATE OF ILLINOIS, FOR AND ON BEHALF OF	)	Case No.: 2022 L 050019
THE PEOPLE OF THE STATE OF ILLINOIS,	)	
	)	Condemnation
Plaintiff,	)	
vs.	)	Parcel No. 0ME0015A
	)	0ME0015B
MTB ENTERPRISES, LLC; BILLIE MARIE	)	0ME0015TE
KEYSER AND DAVID B. KEYSER AS	)	
TRUSTEES OF THE BILLIE MARIE KEYSER	)	Job No.: R-90-024-16
LIVING TRUST DATED APRIL 28, 1992;	)	
UNKNOWN OWNERS AND NON-RECORD	)	<b><u>JURY DEMAND</u></b>
CLAIMANTS,	)	
Defendants.	)	

### **LIS PENDENS NOTICE**

Take notice that the Plaintiff in the above-entitled cause has filed its complaint to acquire, through exercise of the law of eminent domain, the real estate described in Exhibit A, Exhibit B and Exhibit C copies of which are attached hereto and incorporated herein by reference, which complaint prays that just compensation be made according to law to the owners and persons interested in the property. The interests sought to be acquired is fee simple to Parcel No. 0ME0015A, as more fully appears in Exhibit A and Parcel No. 0ME0015B, as it more fully appears in Exhibit B and temporary easement to Parcel No. 0ME0015TE, as more fully appears in Exhibit C.

**Property Location:** East side of IL Route 7 (Southwest Highway), south of 135th Street with a common address of 13601 & 13607-17 & 13649 Southwest Highway, Orland Park, Illinois 60462

**Permanent Tax Number:** 27-03-100-015 and -035

DEPARTMENT OF TRANSPORTATION, STATE OF ILLINOIS

By: /s/ Thomas W. Conklin, Jr.  
Special Assistant Attorney General

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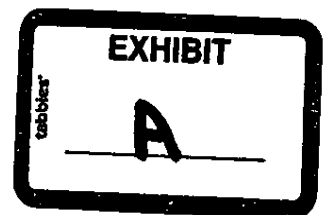
# UNOFFICIAL COPY

Route: IL Route 7  
 Section:  
 County: Cook  
 Job. No.: R-90-024-16  
 Parcel No: 0ME0015A  
 Station: 88+53.75 to 88+72.38  
 Index No.: 27-03-100-015

That part of the Northwest Quarter of Section 3, Township 36 North, Range 12 East of the Third Principal Meridian, Cook County, Illinois. Bearings and distances based on the Illinois State Plane Coordinate System, East Zone, NAD83 (2011 Adjustment), with a combined factor of 0.99999542, described as follows:

Commencing at the northeast corner of said Northwest Quarter; thence South 01 degrees 44 minutes 22 seconds East along the east line of said Northwest Quarter, 59.52 feet to the easterly right of way line of Southwest Highway per document 10487998 recorded September 24, 1929; thence southeast along said easterly right of way, 650.76 feet along a curve to the right having a radius of 2914.93 feet, the chord of said curve bears South 35 degrees 57 minutes 22 seconds West, 649.41 feet; thence South 42 degrees 33 minutes 11 seconds West along said easterly right of way line of Southwest Highway, 680.55 feet to the north line of deed parcel recorded March 26, 2014, as document 1408522050 also being the Point of Beginning; thence South 48 degrees 26 minutes 25 seconds East along said north line, 31.00 feet; thence South 42 degrees 42 minutes 18 seconds West, 18.00 feet; thence North 48 degrees 26 minutes 25 seconds West, 30.95 feet to the easterly right of way line of Southwest Highway; thence North 42 degrees 33 minutes 11 seconds East along said easterly right of way line, 18.00 feet to the Point of Beginning.

Said parcel containing 0.013 acres, more or less.



**APPROVED**  
 By William Wright at 2:18 pm, Aug 19, 2020

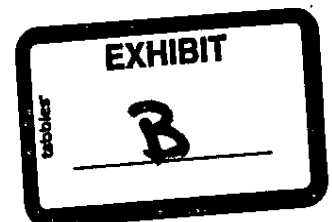
# UNOFFICIAL COPY

Route: IL Route 7  
 Section:  
 County: Cook  
 Job. No.: R-90-024-16  
 Parcel No.: 0ME0015B  
 Station: 82+09.48 to 84+55.00  
 Index No.: 27-03-100-015,  
 27-03-100-035

That part of the Northwest Quarter of Section 3, Township 36 North, Range 12 East of the Third Principal Meridian, Cook County, Illinois. Bearings and distances based on the Illinois State Plane Coordinate System, East Zone, NAD83 (2011 Adjustment), with a combined factor of 0.99999542, described as follows:

Commencing at the northeast corner of said Northwest Quarter; thence South 01 degrees 44 minutes 22 seconds East along the east line of said Northwest Quarter, 59.52 feet to the easterly right of way line of Southwest Highway per document 10487998 recorded September 24, 1929; thence southeast along said easterly right of way, 650.76 feet along a curve to the right, having a radius of 2914.93 feet, the chord of said curve bears South 35 degrees 57 minutes 22 seconds West, 649.41 feet; thence South 42 degrees 33 minutes 11 seconds West along said easterly right of way line of Southwest Highway, 680.55 feet to the north line of deed parcel recorded March 26, 2014, as document 1408522050; thence continuing South 42 degrees 33 minutes 11 seconds West along said easterly right of way line, 416.76 feet to the Point of Beginning; thence South 47 degrees 17 minutes 42 seconds East, 15.00 feet along said north line, to a line 15.00 feet east of and parallel with said easterly right of way line; thence South 42 degrees 33 minutes 11 seconds West, 167.33 feet along said parallel line, to a curve; thence southwest 74.92 feet, along a curve to the left, having a radius of 2799.93 feet, the chord of said curve bears South 42 degrees 07 minutes 25 seconds West, 74.92 feet, to the south line of said deed parcel recorded March 26, 2014, as document 1408522050; thence North 49 degrees 29 minutes 21 seconds West, 15.00 feet along said south line, to said easterly right of way line of Southwest Highway, being a curve; thence northeast along said easterly right of way, 75.50 feet being a curve to the right, having a radius of 2814.93 feet, the chord of said curve bears North 42 degrees 07 minutes 15 seconds East, 75.50 feet; thence North 42 degrees 33 minutes 11 seconds East along said easterly right of way line, 167.33 feet to the Point of Beginning.

Said parcel containing 0.084 acres, more or less.



**APPROVED**

*By William Wright at 2:18 pm, Aug 19, 2020*

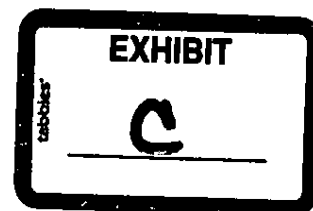
# UNOFFICIAL COPY

Route: IL Route 7  
 Section:  
 County: Cook  
 Job. No.: R-90-024-16  
 Parcel No.: 0ME0015TE  
 Station: 82+09.48 to 88+53.85  
 Index No.: 27-03-100-015

That part of the Northwest Quarter of Section 3, Township 36 North, Range 12 East of the Third Principal Meridian, Cook County, Illinois. Bearings and distances based on the Illinois State Plane Coordinate System, East Zone, NAD83 (2011 Adjustment), with a combined factor of 0.99999542, described as follows:

Commencing at the northeast corner of said Northwest Quarter; thence South 01 degrees 44 minutes 22 seconds East along the east line of said Northwest Quarter, 59.52 feet to the easterly right of way line of Southwest Highway per document 10487998 recorded September 24, 1929; thence southeast along said easterly right of way, 650.76 feet along a curve to the right having a radius of 2914.93 feet, the chord of said curve bears South 35 degrees 57 minutes 22 seconds West, 649.41 feet; thence South 42 degrees 33 minutes 11 seconds West along said easterly right of way line of Southwest Highway, 680.55 feet to the north line of deed parcel recorded March 26, 2014, as document 1408522050; thence continuing South 42 degrees 33 minutes 11 seconds West along said easterly right of way line of Southwest Highway, 18.00 feet to the Point of Beginning; thence South 48 degrees 26 minutes 25 seconds East, 5.00 feet to a line 5.00 feet east of and parallel with said easterly right of way line; thence South 42 degrees 33 minutes 11 seconds West, 398.86 feet along said parallel line; thence North 47 degrees 17 minutes 42 seconds West, 5.00 feet to said easterly right of way line; thence North 42 degrees 33 minutes 11 seconds East along said easterly right of way line, 398.76 feet to the Point of Beginning.

Said parcel containing 0.046 acres, more or less.



**APPROVED**

By William Wright at 2:18 pm, Aug 19, 2020