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KAREN A. YARBROUGH

COOK COUNTY CLERK

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RECORDING COVER SHEET

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

THE ILLINOIS STATE TOLL HIGHWAY
AUTHORITY, an instrumentality
and administrative agency of the State of Illinois,

Plaintiff,

v.

GREEN STREET 15 LLC, an Illinois Limited
Liability Company; CONNEMARA HOLDINGS,
LLC, an Illinois Limited Liability Company;
MEMBER MECHANICAL, INC., an Illinois
corporation, also known as BURKE PLUMBING or
BURKE PLUMBING & SERVICE; and UNKNOWN
OWNERS AND NON-RECORD CLAIMANTS,

Defendants.

) Case No. 2022L050336

) Condemnation

) Parcel Nos. WA-1D-12-034

) WA-1D-12-034.T2

) Calendar 3

FINAL JUDGMENT ORDER

Address: 11911 Franklin Avenue, Franklin Park, IL 60131

Property Identification Number: 12-19-100-038

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Prepared by and Mail to:

MARK A. LOCASCIO #52961
Special Assistant Attorney General
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IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS COUNTY DEPARTMENT, LAW DIVISION

THE ILLINOIS STATE TOLL HIGHWAY)	
AUTHORITY, an instrumentality)	Case No. 2022L050336
and administrative agency of the State of Illinois,)	
)	
Plaintiff,)	Condemnation
)	
v.)	Parcel Nos. WA-1D-12-034
)	WA-1D-12-034.T2
GREEN STREET 15 LLC, an Illinois Limited)	
Liability Company; CONNEMARA HOLDINGS,)	
LLC, an Illinois Limited Liability Company;)	
MEMBER MECHANICAL, INC., an Illinois)	
corporation, also known as BURKE PLUMBING or)	
BURKE PLUMBING & SERVICE; and UNKNOWN)	
OWNERS AND NON-RECORD CLAIMANTS,)	
)	Calendar 3
Defendants.)	

FINAL JUDGMENT ORDER

This matter coming on to be heard on the complaint of THE ILLINOIS STATE TOLL HIGHWAY AUTHORITY, for and on behalf of the People of the State of Illinois, to condemn for highway purposes real property identified in the complaint as Parcel WA-1D-12-034 and Parcel WA-1D-12-034.T2 to ascertain the just compensation for the fee simple title to Parcel WA-1D-12-034 and the temporary easement to WA-1D-12-034.T2, with the Court having been fully advised in the premises:

THE COURT HEREBY FINDS:

1. That Plaintiff is represented by KWAME RAOUL, Attorney General of the State of Illinois, and MARK A. LOCASCIO, Special Assistant Attorney General of the State of Illinois.
2. The Defendant owner of the subject property, GREEN STREET 15 LLC, an Illinois Limited Liability Company by Ember Burke, Manager.

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3. That all other named Defendants to this proceeding have been served by process or through publication as provided by statute and not having entered their appearance, have been found to be in default or been dismissed.

4. That the Court has jurisdiction of the subject matter of this proceeding and of all parties thereto.

5. That the legal description of Parcel WA-1D-12-034 that Plaintiff is taking in fee simple title and Parcel WA-1D-12-034.T2 that Plaintiff is taking the temporary easement to, is legally described in Exhibit A, attached hereto and made a part hereof as is fully set forth herein.

6. That it further appearing to the Court, and from the record in this cause, that a motion was heretofore made herein by the Plaintiff for quick take for the fee simple title to Parcel WA-1D-12-034 and the temporary easement to Parcel WA-1D-12-034.T2, pursuant to the statutes in such case made and provided, by virtue whereof, on July 19, 2022, the Court found, adjudged and decreed the amount for the preliminary just compensation for the fee simple title to Parcel WA-1D-12-034 and the temporary easement to Parcel WA-1D-12-034.T2 was the sum of \$29,000.00; that the Plaintiff thereafter deposited with the Cook County Treasurer \$29,000.00 and on August 30, 2022 it was ordered that Plaintiff be vested with the fee simple title to Parcel WA-1D-12-034 and the temporary easement to Parcel WA-1D-12-034.T2 and the court did authorize the Plaintiff to take possession thereof.

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7. That "Just Compensation" as used in this order shall include, but not be limited to, the fair market value of the property acquired on the date of filing the complaint for condemnation, May 19, 2022 under case no. 2022L50336, for Parcel WA-1D-12-034 and Parcel WA-1D-12-034.T4, all claimed or unclaimed damages to any remainder, any costs to cure, any right to payment of interest pursuant to Illinois statutes, or any other damages suffered or claimed to be suffered by the owner, owners, or other interested parties in Parcel WA-1D-12-034 and Parcel WA-1D-12-034.T2.

8. That the court did hear testimony on behalf of Plaintiff at the quick take hearing and the parties have entered into an agreement concerning the amount of just compensation to be paid to Defendant, GREEN STREET 15 LLC, an Illinois Limited Liability Company.

IT IS THEREBY ORDERED, ADJUDGED AND DECREED as follows:

A. That the just compensation for the fee simple title to Parcel WA-1D-12-034 and the temporary easement to Parcel WA-1D-12-034.T2 is the total sum of \$29,000.00.

B. That the order of August 30, 2022 vesting the Plaintiff with the fee simple title to Parcel WA-1D-12-034 and the temporary easement to Parcel WA-1D-12-034.T2 is confirmed in all respects.

C. That Plaintiff has previously deposited with the County Treasurer of Cook County, Illinois the sum of \$29,000.00 which has not been withdrawn by the Defendant, GREEN STREET 15 LLC, an Illinois Limited Liability Company. That this is a final judgment order as to Parcel WA-1D-12-034 and Parcel WA-1D-12-034.T2 and there is no reason to delay any appeal.

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E. That the judgment entered herein today January 29, 2024 in the amount of \$29,000.00 as full and just compensation for Parcel WA-1D-12-034 and Parcel WA-1D-12-034.T2, be and the same is hereby declared satisfied and the judgment entered today January 29, 2024 against the Plaintiff is hereby released.

ENTER: 
Judge

Judge Patrick T. Stanton

JAN 29 2024

Circuit Court - 2184

MARK A. LOCASCIO, LTD., #32961
Special Assistant Attorney General
Attorney for Plaintiff
1157 Church Street, Suite 2307
Northbrook, IL 60065
(847) 480-3000
Marklocascio@aol.com

I hereby certify that the document to which this certification is affixed is a true copy.
IRIS Y. MARTINEZ MAR 8 0 2024
IRIS Y. MARTINEZ
Clerk of the Circuit Court
of Cook County, IL



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WA-1D-12-034: THAT PART OF THE NORTHWEST FRACTIONAL QUARTER OF SECTION 19, TOWNSHIP 40 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE INTERSECTION OF THE CENTERLINE OF FRANKLIN AVENUE AND A POINT 500.0 FEET (MEASURED AT RIGHT ANGLES) EAST OF THE WEST LINE OF SAID SECTION; THENCE SOUTH 00 DEGREES 10 MINUTES 44 SECONDS EAST, ALONG A LINE 500.0 FEET (MEASURED AT RIGHT ANGLES) EAST OF THE WEST LINE OF SAID SECTION, 42.73 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 69 DEGREES 35 MINUTES 16 SECONDS EAST, PARALLEL TO THE CENTERLINE OF FRANKLIN AVENUE, 141.43 FEET; THENCE SOUTH 00 DEGREES 10 MINUTES 44 SECONDS EAST, ALONG A LINE PARALLEL WITH THE WEST LINE OF SAID SECTION, 3.20 FEET; THENCE NORTH 69 DEGREES 35 MINUTES 16 SECONDS WEST, PARALLEL TO THE CENTERLINE OF FRANKLIN AVENUE, 141.43 FEET; THENCE NORTH 00 DEGREES 10 MINUTES 44 SECONDS WEST, ALONG A LINE 500.0 FEET (MEASURED AT RIGHT ANGLES) EAST OF THE WEST LINE OF SAID SECTION, 3.20 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS. WA-1D-12-034.T2: THAT PART OF THE NORTHWEST FRACTIONAL QUARTER OF SECTION 19, TOWNSHIP 40 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE INTERSECTION OF THE CENTERLINE OF FRANKLIN AVENUE AND A POINT 500.0 FEET (MEASURED AT RIGHT ANGLES) EAST OF THE WEST LINE OF SAID SECTION; THENCE SOUTH 00 DEGREES 10 MINUTES 44 SECONDS EAST, ALONG A LINE 500.0 FEET (MEASURED AT RIGHT ANGLES) EAST OF THE WEST LINE OF SAID SECTION, 45.93 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 69 DEGREES 35 MINUTES 16 SECONDS EAST, PARALLEL TO THE CENTERLINE OF FRANKLIN AVENUE, 141.43 FEET; THENCE SOUTH 00 DEGREES 10 MINUTES 44 SECONDS EAST, ALONG A LINE PARALLEL WITH THE WEST LINE OF SAID SECTION, 4.28 FEET; THENCE NORTH 69 DEGREES 35 MINUTES 16 SECONDS WEST, PARALLEL TO THE CENTERLINE OF FRANKLIN AVENUE, 68.63 FEET; THENCE NORTH 88 DEGREES 53 MINUTES 38 SECONDS WEST, 21.17 FEET; THENCE NORTH 69 DEGREES 35 MINUTES 16 SECONDS WEST, PARALLEL TO THE CENTERLINE OF FRANKLIN AVENUE, 50.18 FEET; THENCE NORTH 00 DEGREES 10 MINUTES 44 SECONDS WEST, ALONG A LINE 500.0 FEET (MEASURED AT RIGHT ANGLES) EAST OF THE WEST LINE OF SAID SECTION, 11.75 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

Property Address: 11911 Franklin Avenue, Franklin Park, IL 60131

Property Identification Number: 12-19-100-038

EXHIBIT A