

UNOFFICIAL COPY

9 9 0 6 2 0 1 0

STATE OF ILLINOIS)
) ss.
COUNTY OF C O O K)

30069010

AFFIDAVIT OF INTEREST CLAIMED IN REAL ESTATE

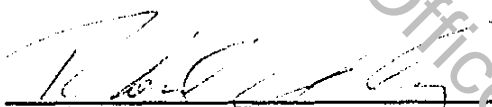
ROBERT A. COE, being first duly sworn on oath, states his claim pursuant to an act relating to claims to real estate (Ill. Rev. Stat., Chapter 110, para. 13-118) as follows:

1. The claimant, ROBERT A. COE, individually and d/b/a ROBERT A. COE & ASSOCIATES, claims an interest in the real estate described herein by virtue of his written fee agreement with Harold J. Benzuly, trustee of the Florence Benzuly Trust, which agreement was accepted by said trustee on February 4, 1989 and a copy of which is attached hereto and made a part hereof.

2. The real estate is legally described as follows:

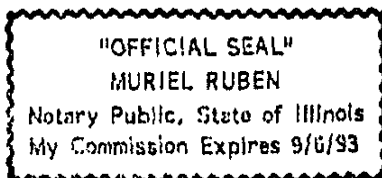
Lot 7 in Block 21 in A. T. McIntosh & Company's Cicero Avenue subdivision in the West 1/4 of Sections 15 and 16, Township 36 North, Range 12, East of the Third Principal Meridian in Cook County, Illinois, commonly known as the Northeast corner of 154th and Leclair, Oak Forest, Illinois.

3. The permanent index number of said parcel is 28-16-206-006-0000.



Individually and d/b/a Robert A. Coe & Associates

SUBSCRIBED and sworn to before me this 7th day of February, 1990.


Notary Public



30069010

Prepared by 

MAIL TO:
ROBERT A. COE
555 SKOKIE BLVD. #500
NORTHBROOK, IL. 60062

UNOFFICIAL COPY

LAW OFFICES 0 5 9 0 1 0

ROBERT A. COE AND ASSOCIATES

(312) 480-1020

ROBERT A. COE

HUGH E. POLLARD

OF COUNSEL

PAUL C. ARSHONSKY
GLEN A. NEUMAN
JUDITH V. STEIN

555 SKOKIE BOULEVARD
SUITE 500
NORTHBROOK, ILLINOIS 60062

FAX: (312) 480-7859

January 19, 1989

Mr. Harold Benzuly
1985 Richfield
Highland Park, IL 60035

RE: OAK FOREST PROPERTY

Dear Mr. Benzuly:

This letter will serve to confirm your telephone conversation yesterday with Bob and myself. In light of the decision by the City of Oak Forest to refuse permission to build on your lot, we have determined that the best course of action is to file a lawsuit against the City. Our first step is to research the issue, so that we are assured of our position before we actually file the suit. We have decided that the suit will be handled on a contingency basis. You will pay all out-of-pocket expenses of the lawsuit. Upon sale of the lot, we will receive 30% of the sales price as payment for our services. If we are not successful in having a permit issued such that the lot can be sold, no fees will be due. Please indicate your agreement to this fee arrangement by signing the enclosed copy of this letter and returning it to me, along with a \$500.00 check representing a deposit against out-of-pocket costs.

Also enclosed with this letter is a copy of a memo summarizing the events at the city council meeting. I've spoken with Ray Barthel regarding that meeting. He was not present, but he watched the replay of the meeting on cable television. He expressed some surprise at the opposition and the positions of the alderman. Apparently the other lot or some surrounding properties are owned behind the scenes, by one or more of the alderman.

30669010

UNOFFICIAL COPY

ROBERT A. COE AND ASSOCIATES

9 0 0 3 9 0 1 0

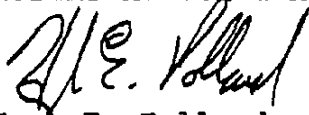
Page Two

Mr. Barthel agrees that our only course is to pursue the matter in court. He stated that he is still interested in the lot, but that his position may change if it takes a long time to reach a decision, because he may have invested his money elsewhere. In any event, he would like the first crack at the lot once we resolve the matter with the City. He also said that even if he is not in a position to make the purchase at the time we are ready to sell, he is sure that we will have no trouble finding a buyer.

Thank you for the opportunity to be of service to you in this matter. Please feel free to contact Bcb or myself should you have any questions.

Very truly yours,

ROBERT A. COE & ASSOCIATES



Hugh E. Pollard

HEP/lk

Enc.

DEPT-01
151111 TOWN 2000 02/09/90 14:00:00
45700 3 4 * - 911 - 0490 111
COOK COUNTY RECORDER

Accepted BY:

Harold J. Benzly TRUSTEE
Florence Benzly Trust
2/4/89

PROPERTY OF Cook County Clerk's Office

90069010

90069010

UNOFFICIAL COPY

Property of Cook County Clerk's Office

30069310

MAIL To: ROBERT A. COE
555 SLOKIE BLVD. #500
NORTHBROOK, IL 60062