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IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS
MUNICIPAL DEPARTMENT - FIRST DISTRICT

CITY OF CHICAGO, a Municipal Corporation,)
)

Plaintiff,)
)

v.)

AUSTIN FURNITURE, et al.,)
)

Defendant(s))

Case No. 92M1405904

Address: 19-33 N. Cicero/
4753-59 W. Washington

. DEPT-09 MISC. \$27.00
. T43333 TRAN 2962 09/28/93 15:30:00
. \$4722 \$ *-93-775033
. COOK COUNTY RECORDER

ORDER OF ABANDONMENT

This cause coming on to be heard on the City of Chicago's Petition for Declaration of Abandonment for premises described in said petition pursuant to section 5/11-31-1 (d) of chapter 65 of the Illinois Compiled Statutes (1992), the court having jurisdiction of the subject matter and having heard evidence and argument and being fully advised in the premises, **FINDS:**

1. Petitioner is a municipal corporation, authorized by section 5/11-31-1 (d) of chapter 65 of the Illinois Compiled Statutes (1992) to petition for a declaration of abandonment of property within its jurisdiction.

2. The premises described below are located within the City of Chicago, County of Cook:

Legal Description See Exhibit A 93775033

Commonly known as 19-33 N. Cicero/4753-59 W. Washington

Property Index No. 16-10-328-030

3. Certain of the respondents are owners of the premises.

4. Petitioner filed this suit against respondents alleging unhealthy and/or unsafe building conditions, to wit: that the building(s) at the premises was vacant and open and badly deteriorated.

5. These unsafe and/or unhealthy building conditions pose an imminent threat of irreparable harm to the public health, safety and welfare.

WILL CALL

AUSTFURN, G-5
CAPP

27.00
II

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6. Petitioner notified respondents of these unhealthy and/or unsafe building conditions at the premises in the following manner:

- Unknown Shareholders of Austin Furniture, Inc., were served by publication in the Chicago Daily Law Bulletin on August 18, 25 and September 1, 1993, and were sent copies of the petitions for abandonment and to board-up and enclose the building by U.S. Mail July 1, 1993;
- Austin Furniture, Inc., a dissolved corporation of Illinois, was served by publication in the Chicago Daily Law Bulletin on August 18, 25 and September 1, 1993 and was sent copies of the petitions for abandonment and to board-up and enclose the building by registered mail July 1, 1993;
- Gus Trammell was served with a summons, complaint and petitions for a abandonment and to board-up and enclose the building by substitute service on Katrone Sheperd on July 8, 1993. A copy of the summons was mailed to Gus Trammell on July 9, 1993 and copies of the petitions were mailed July 1, 1993;
- Barnell Trammell was served with a summons, complaint and petitions for abandonment and to board-up and enclose the building by substitute service on Katrone Sheperd on July 8, 1993. A copy of the summons was mailed to Barnell Trammell on July 9, 1993 and copies of the petitions were mailed July 1, 1993;
- Chicago Title and Trust Co., was served with a summons, complaint, board-up petition and abandonment petition July 8, 1993 and was sent copies of the petitions by U.S. mail July 1, 1993;
- Philip F. Casello was served by publication in the Chicago Daily Law Bulletin on August 18, 25 and September 1, 1993 and was sent copies of the abandonment and board-up petitions by U.S. mail July 1, 1993.

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● *Unknown Owners and Non record Claimants were served by publication*
7. Respondent owner did not appear at the hearing on this petition.

8. Respondents have failed to correct, after due notice, these unsafe and/or unhealthy building conditions at the premises.

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IN WITNESS WHEREOF, I have hereunto set my hand and the seal of the Court at Chicago, Illinois, this _____ day of _____, 20__.

Clerk of the Court

Deputy Clerk of the Court

Deputy Clerk of the Court

Deputy Clerk of the Court

Deputy Clerk of the Court

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Deputy Clerk of the Court

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Deputy Clerk of the Court

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9. On February 23, 1993 the court found that the building(s) at the premises had deteriorated to such an extent that it entered an order authorizing the City of Chicago to demolish the building(s) at the premises.

10. The building(s) at the premises continues to represent a danger to the health, safety and welfare of the general public.

11. The premises have delinquent taxes for the following years: 1989, 1990, 1991

12. The premises have unpaid water bills for the following years: the bill has been delinquent since April 21, 1989.

13. The premises are:

unoccupied

unoccupied by persons legally in possession

14. Notice of this petition was given the respondent owner and other parties in interest in accordance with Supreme Court Rules 11, 12, 104 and 105 and section 2.1 of the Rules of the Circuit Court of Cook County.

Wherefore the court orders as follows:

A. The premises described in paragraph 2 of this order are hereby declared abandoned under the provisions of section 5/11-31-1 (d) of chapter 65 of the Illinois Compiled Statutes (1992).

B. The Court shall enter an order awarding the City of Chicago a judicial deed in the event this proceeding complies with the requirements provided by law.

C. The petitioner is directed to send notice of this order as required by section 5/11-31-1 (d) of chapter 65 of the Illinois Compiled Statutes (1992).

D. This cause is continued to November 4 1993, at 11:00 a.m./p.m. in Room 1107

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Susan S. Sher, #90909
Corporation Counsel

By: Ruth Sosniak
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Assistant Corporation Counsel
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Chicago, Illinois 60602
(312) 744-8791

Judge
REIKE 205

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EXHIBIT A

LEGAL DESCRIPTION

92M1-405904

Case Number

19-33 N. Cicero

4753-59 W. Washington

Property Address

LOT 21 (EXCEPT THAT PART THEREOF DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 21; RUNNING THENCE WEST ALONG THE NORTHERLY BOUNDARY OF SAID LOT 21 A DISTANCE OF 16 FEET; THENCE SOUTHERLY 89 FEET AND 4 INCHES ALONG A LINE PARALLEL WITH THE EASTERLY BOUNDARY LINE OF SAID LOT 21; THENCE EASTERLY 3 FEET ON A LINE PARALLEL TO THE NORTHERLY BOUNDARY LINE OF SAID LOT 21; THENCE SOUTHERLY ALONG A LINE PARALLEL WITH THE EASTERLY BOUNDARY LINE OF SAID LOT 21 TO A POINT IN THE SOUTHERLY BOUNDARY LINE OF SAID LOT 21; THENCE EASTERLY ALONG THE SOUTHERLY BOUNDARY LINE OF SAID LOT 21 TO THE SOUTHEAST CORNER THEREOF; THENCE NORTHERLY ALONG THE EASTERLY BOUNDARY LINE OF SAID LOT 21 TO THE POINT OF BEGINNING) AND LOTS 22, 23 AND 24, ALL IN BLOCK 40 OF THE WEST CHICAGO LAND COMPANY'S SUBDIVISION OF THE SOUTH 1/2 OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property Index Number(s): 16-10-328-030

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DEPARTMENT OF REVENUE

PROPERTY TAX
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