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COOK COUNTY RECORDER

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

CITY OF CHICAGO, a Municipal Corporation,  
Plaintiff,  
v.  
Sandra William, etal  
Defendants.

Case No: 96 M1 405277  
Address: 3820 W. Monroe

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 (1994), 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 (1994) 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

Commonly known as 3820 W. Monroe

Property Index No. 16-14-101-021

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EX-107-15-001

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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.

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

- Sandra Williams was served by publication in the Chicago Daily Law Bulletin on January 16, 23 and 30, 1997;
- B. Williams was served by publication in the Chicago Daily Law Bulletin on January 16, 23 and 30, 1997;
- Uptown Federal Savings and Loan Association of Chicago n/k/a first Nationwide Bank was served with a summons, complaint, and abandonment petition on December 27, 1996;
- Chicago Trust Co. f/k/a Chicago Title and Trust Co. was served with a summons, complaint and abandonment petition on October 1, 1996;
- El-N-El Builders was served by publication in the Chicago Daily Law Bulletin on January 16, 23 and 30, 1997;
- Florence <sup>Forbes</sup> ~~Forbes~~ was served by publication in the Chicago Daily Law Bulletin on January 16, 23 and 30, 1997;
- Sandra L. Jefferson was served by publication in the Chicago Daily Law Bulletin on January 16, 23 and 30, 1997;
- Oak Park Investments was served with a summons, complaint, and abandonment petition on September 26, 1996;
- Bank of America Illinois f/k/a Continental Illinois National Bank and Trust Corp. was served with a summons, complaint and abandonment petition on September 24, 1996;

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- Unknown Owners and Nonrecord Claimants were served by publication in the Chicago Daily Law Bulletin on January 16, 23 and 30, 1997.

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.

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

10. The premises have delinquent taxes for the following years: 1994 and 1995

11. The premises have unpaid water bills for the following years: the bill has been delinquent since before 2/23/93

12. The premises are:

- unoccupied
- unoccupied by persons legally in possession.

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 (1994).

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 (1994).

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D. This cause is continued to May 5, 1997, at 9:30  
a.m./p.m. in Room 1111.

Susan S. Sher, #90909  
Corporation Counsel

By: Ruth Sosniak  
Ruth Sosniak  
Assistant Corporation Counsel  
30 North LaSalle Street  
7th Floor  
Chicago, Illinois 60601  
(312) 744-8791

\_\_\_\_\_  
Judge

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## EXHIBIT A

5. THE LAND REFERRED TO IN THIS COMMITMENT IS DESCRIBED AS FOLLOWS:

LOT 13 IN JOHN J. LYON'S RESUBDIVISION OF LOTS 24 TO 40 IN BLOCK : IN LAMBERT TREE'S SUBDIVISION OF THE WEST 1/2 OF NORTHWEST 1/4 OF SECTION 14, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

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