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

The City of Chicago, a municipal corporation,

Plaintiff,

Baudier Capital Corp
v.
Defendants, et. al.

No: *98 CH 12326*
Re: *4822 S. LANE L.F.I*
Courtroom:

ORDER OF DISMISSAL WITH PERMANENT INJUNCTION

This matter coming on to be heard on the regular trial call and on motion of plaintiff, City of Chicago, and the court having jurisdiction over the parties and being fully advised in the premises, the court orders:

1. Defendant(s) *TULLERS RADICAL (INC)*

his/her/their agents, heirs, successors or assigns, are permanently enjoined and restrained from renting, leasing, using or occupying the subject premises until full compliance with City of Chicago codes as stated in this cause and further order of court. It is further ordered that defendant(s) his/her/their agents, heirs, successors or assigns maintain premises

boarded, secured and clean and free of debris until further order of court, *AND REPAIR THE PAINT STIPS WITHIN TWO WEEKS.*

2. The court reserves jurisdiction of this matter for the purposes of modification, enforcement or termination of this permanent injunction.

3. This order is final and appealable, the court finding no just cause or reason to delay its enforcement or appeal.

4. This cause is dismissed subject to the payment of costs and fees totaling *456.00* *TO BE PAID WITHIN 14 DAYS OF ENTRY OF THIS ORDER.* *(1) paid in advance as evidenced by receipt # _____ or (2) which shall be a lien on the subject property and/or a personal judgement vs.*

Hearing Date: *6-13-99*

Judge

JUDGE CURTIS HEASTON

JUN 23 1999

CIRCUIT COURT - 225

Brian L. Crowe Corporation Counsel, No. 90909
By: *[Signature]*
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[Signature]
Attorney for Baudier Capital Corp 410

the protection of the public health, safety, morals and welfare." Ill Const. of 1970, Art. VII par. 6(a). As a further grant of authority, the City brings this action pursuant to the Unsafe Buildings provisions of the Illinois Municipal Code, 65 ILCS 5/11-31-1(a) (1996), and the Injunction Statute for Building and Zoning Violations, 65 ILCS 5/11-13-15 (1996). By bringing this action, the City seeks to abate the dangerous and unsafe conditions at the property in question and obtain, inter alia, equitable relief, civil penalties, attorneys fees, and costs.

The Parties and the Property at Issue

2. The City is a municipal corporation organized and existing under the laws of the State of Illinois.

3. Within the corporate limits of Chicago, there is a parcel of real estate legally described as:

LOT 15 IN BLOCK 2 IN H.N. GREENE'S SUBDIVISION OF THE NORTH ½ OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 10, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

This parcel has a permanent index number (PIN) of 20-10-212-025 and is commonly known as 4822 South Langley Avenue, Chicago, Illinois.

4. The subject property is located in a residential area. Located on the subject property is a two story brick building having two apartment units and a basement.

5. At all times relevant to the City's counterclaims, the counterdefendants owned, managed, controlled, collected rents from, contributed to the ongoing violations, and/or had a legal or equitable interest in the subject property. More specifically,

- a. Defendant FTB MORTGAGE COMPANIES, d/b/a FTB MORTGAGE SERVICES, f/k/a CARL I. BROWN AND COMPANY is the owner of the property;