

KTJ

KLEIN, THORPE & JENKINS, LTD.
Attorneys at Law

20 N. Wacker Drive, Ste 1660
Chicago, Illinois 60606-2903
T 312 984 6400 F 312 984 6444

15010 S. Ravinia Avenue, Ste 10
Orland Park, Illinois 60462-5353
T 708 349 3888 F 708 349 1506

DD 708 349-3888
ekfriker@ktjlaw.com

www.ktjlaw.com

July 27, 2016

(Hand Delivered)

Nancy Melinauskas
Village Clerk's Office
Village of Orland Park
14700 South Ravinia Avenue
Orland Park, Illinois 60462

2016-0392
passed 6/20/16

Re: Maycliff Easements

Dear Nancy:

Enclosed please find the following easements recorded with the Cook County Recorder of Deeds on July 21, 2016, as follows:

Maycliff – Grant of Public Utility and Drainage Easement

8601 W. 143rd Place, Orland Park (Westphal)
8557 W. 143rd Place, Orland Park (Bradshaw)

These documents should be retained in the official records of the Village of Orland Park. If you should have any questions, please do not hesitate to contact me.

Very truly yours,

KLEIN, THORPE AND JENKINS, LTD.



E. Kenneth Friker

Enclosures

cc: John Ingram, Director, Public Works Department

2016-0392

**THIS DOCUMENT WAS
PREPARED BY:**

Klein Thorpe and Jenkins, Ltd.
15010 S. Ravinia Avenue – Suite #10
Orland Park, Illinois 60462
E. Kenneth Friker, Esq.

**AFTER RECORDING
RETURN TO:**

RECORDER'S BOX 324



Doc#: 1620319148 Fee: \$50.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 07/21/2016 03:18 PM Pg: 1 of 7

[The above space reserved for the County Recorder's Office]

GRANT OF A PUBLIC UTILITY AND DRAINAGE EASEMENT

THIS GRANT OF A PUBLIC UTILITY AND DRAINAGE EASEMENT (the "Easement") is made and entered into this 19 day of may, 2016, by and between ROGER BRADSHAW, of 8557 W. 143rd Place, Orland Park, Illinois 60462 (hereinafter referred to as the "GRANTOR"), and VILLAGE OF ORLAND PARK, an Illinois municipal corporation, having an address at 14700 S. Ravinia Avenue, Orland Park, Illinois 60462 (hereinafter referred to as the "GRANTEE").

RECITALS

1. GRANTOR is the owner of fee simple title to a parcel of real property located in Cook County, Illinois, as depicted on Exhibit A and legally described in Exhibit B attached hereto and by this reference made a part hereof (hereinafter the "Property") and is in possession thereof.
2. GRANTEE proposes to install an eight inch (8") below-ground storm sewer (the "Project").
3. GRANTOR has agreed to grant to GRANTEE a permanent non-exclusive easement for storm sewer and drainage purposes consisting of six hundred square feet (600') on the Property, subject to the terms and conditions hereinafter set forth.

NOW, THEREFORE, for and in consideration of the premises and the sum of THREE THOUSAND THREE HUNDRED AND 00/100 DOLLARS (\$3,300.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, GRANTOR does hereby grant the following easement as hereinafter set forth:

1. Recitals. The parties acknowledge that the foregoing recitals are true and correct and hereby incorporated into this Easement as if fully set forth herein.

2. Grant of Public Utility and Drainage Easement. GRANTOR does hereby grant and convey to the GRANTEE and its employees, licensees, agents, independent contractors, successors and assigns, a non-exclusive easement, in, over, upon, across and through that portion of the Property legally described in Exhibit B (the "Easement Premises") for constructing, reconstructing, laying, installing, operating, maintaining, relocating, repairing, replacing, improving, removing and inspecting an eight inch (8") storm sewer, as well as ingress and egress in, over, under, upon, across and through the Property with full rights and authority to enter upon and excavate the Property and to cut, trim and remove trees, bushes, roots and saplings and to clear obstructions from the surface and sub-surface. Upon completion of the Project, all materials and equipment shall be removed from the Easement Premises, and the Easement Premises shall be restored to the same condition or better condition than on commencement of the Project.

3. Use of Easement. GRANTEE shall have the right to do all things necessary, useful or convenient for the purposes outlined in Paragraphs 2 and 4, above. GRANTOR hereby covenants with GRANTEE that GRANTEE shall have quiet and peaceful possession, use and enjoyment of the Easement granted herein.

4. Covenants Running with the Land. The Easement, and all the rights, conditions, covenants and interests set forth herein and created hereby are intended to and shall run with the land and shall be binding upon and inuring to the benefit of the parties hereto and their respective successors and assigns.

5. Duration of Permanent Easement. This Permanent Public Utility and Drainage Easement shall be perpetual in duration.

6. Rights Reserved. The easement rights granted herein are non-exclusive in nature and are subject to all matters of record. GRANTOR shall have the right to use the Property, or any portion thereof, or any property of GRANTOR adjoining the Property for any purpose not inconsistent with the full use and enjoyment of the rights granted herein in favor of GRANTEE. However, obstructions shall not be placed over GRANTEE's facilities or in, upon or over the Property without the prior written consent of GRANTEE.

7. Indemnification/Hold Harmless. GRANTEE will defend, protect and save and keep GRANTOR and GRANTOR'S agents and employees ("Indemnified Parties") forever harmless and indemnified against and from any and all loss, cost, damage or expense arising out of or from any accident or occurrence resulting from GRANTEE's activities pursuant to the terms of this Easement on or about the Property that causes injury to any person or property whomsoever or whatsoever.

8. Miscellaneous. No modification or amendment of this Easement shall be of any force or effect unless in writing executed by both GRANTOR and GRANTEE and recorded in the Public Records of Cook County, Illinois. If GRANTOR or GRANTEE obtain a judgment against the other party by reason of breach of this Easement, attorneys' fees and costs, at both the

trial and appellate levels shall be included in such judgment. This Easement shall be interpreted in accordance with the laws of the State of Illinois, both substantive and remedial.

IN WITNESS WHEREOF, GRANTOR and GRANTEE have caused these presents to be executed as of the day and year first above written.

GRANTOR:



ROGER BRADSHAW

GRANTEE:

VILLAGE OF ORLAND PARK,
an Illinois municipal corporation

By: 

DANIEL J. MCLAUGHLIN, Village President

Attest: 

JOHN C. MEHALEK, Village Clerk

ACKNOWLEDGMENTS

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

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that the above-named ROGER BRADSHAW, personally known to me to be the same person whose name is subscribed to the foregoing instrument appeared before me this day in person and acknowledged that he signed and delivered the said instrument as his own free and voluntary act for the uses and purposes therein set forth.

GIVEN under my hand and official seal, this 19 day of may, 2016.

Margaret A. Brannigan
Notary Public

Commission expires 8/24/2017



STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY that DANIEL J. MCLAUGHLIN, personally known to me to be the President of the Village of Orland Park, and JOHN C. MEHALEK, personally known to me to be the Village Clerk of said municipal corporation, and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as such President and Village Clerk, they signed and delivered the said instrument and caused the corporate seal of said municipal corporation to be affixed thereto, pursuant to authority given by the Board of Trustees of said municipal corporation, as their free and voluntary act, and as the free and voluntary act and deed of said municipal corporation, for the uses and purposes therein set forth.

GIVEN under my hand and official seal, this 19 day of may, 2016.

Margaret A. Brannigan
Notary Public

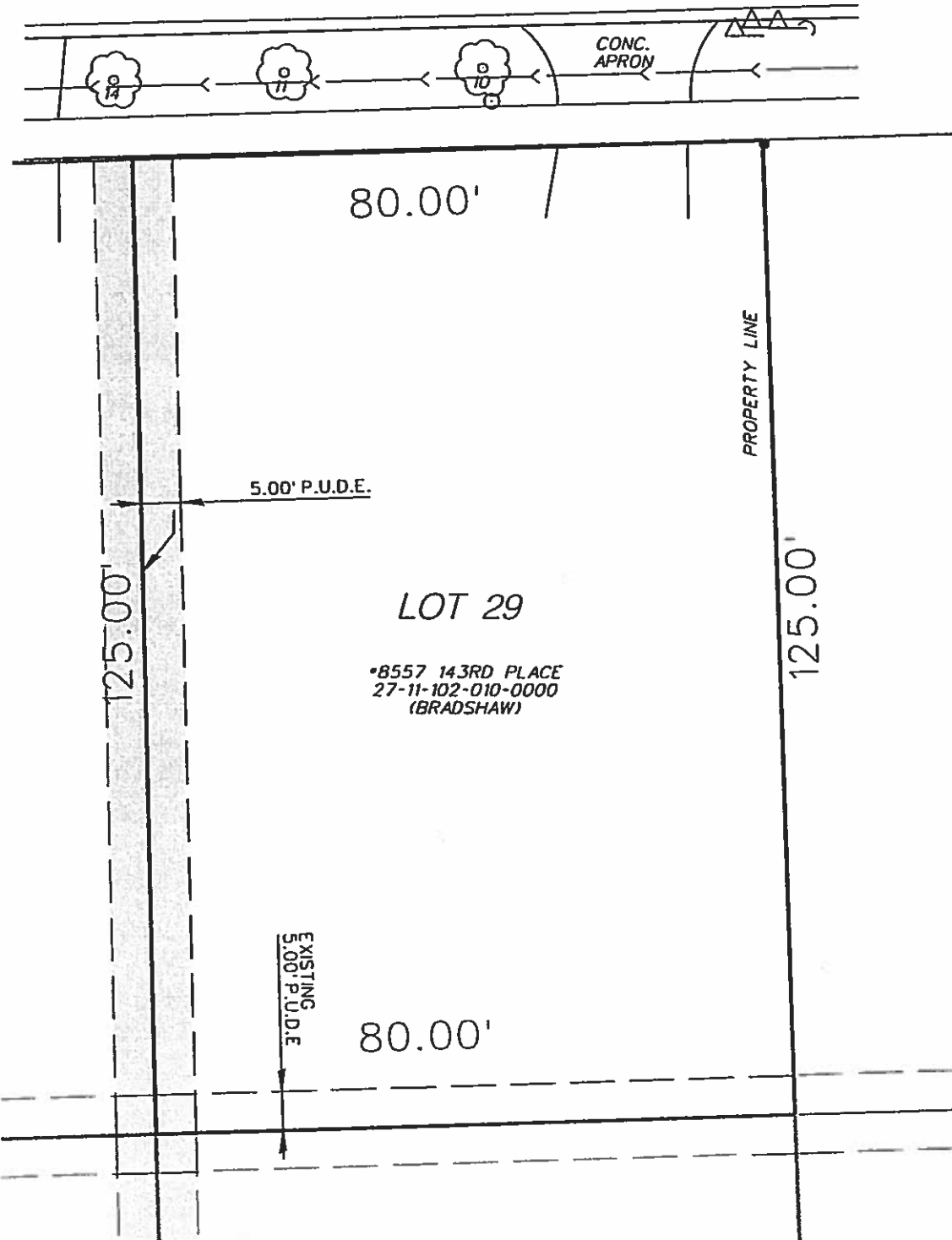
Commission expires: 8/24/2017



P.U.D.E. • PUBLIC UTILITY AND DRAINAGE EASEMENT

143RD PLACE
60' PUBLIC RIGHT-OF-WAY

Scale: 1"=20'



PROJ. NO.		DATE		SHEET		OF		DRAWING NO.	
CLIENT: VILLAGE OF ORLAND PARK									
TITLE: #8557 143RD PLACE ORLAND PARK, IL. 60462									
DESIGN	DRAWN	CHECKED	SCALE	DATE	FILE	PUR	F	20	15
			1" = 20'	10/05/15	2015-10-05				
CHRISTOPHER B. BURKE ENGINEERING, LTD. 9575 W. Higgins Road, Suite 600 Rosemont, Illinois 60018 (847) 823-0500									

Exhibit A

LEGAL DESCRIPTION
FOR
PERMANENT PUBLIC UTILITY AND DRAINAGE EASEMENT

PIN 27-11-102-010-0000

8557 W. 143rd Place
Orland Park, Illinois 60462

LOT 29 5.00' PERMANENT PUBLIC UTILITY AND DRAINAGE EASEMENT LEGAL
DESCRIPTION:

THE WEST 5.00 FEET OF LOT 29 (EXCEPT THE SOUTH 5.00 FEET THEREOF) IN C.J.
MEHLING'S MAYCLIFF SILVER LAKE ESTATES UNIT 1, A SUBDIVISION OF PART
OF THE WEST 90 ACRES OF THE NORTH 120 ACRES OF THE NORTHWEST QUARTER
OF SECTION 11, TOWNSHIP 36 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL
MERIDIAN, IN COOK COUNTY, ILLINOIS.

CONTAINING 600 SQ. FT., MORE OR LESS

Exhibit B