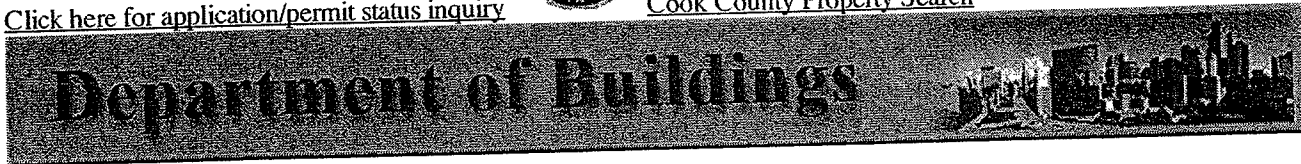


EXHIBIT A



[Click here for application/permit status inquiry](#)

[Cook County Property Search](#)



BUILDING DATA WAREHOUSE REPORT

[Print](#) [Go Back](#)

INPUT ADDRESS

1216 S TRIPP AVE

RANGE ADDRESS

1216-1216 S TRIPP AVE CHICAGO IL 60623

BUILDING ATTRIBUTES

BLDG ID	STORIES	BASEMENT	LENGTH	WIDTH	HEIGHT	FLR AREA	CONSTR TYPE	PORCH	LOT WIDTH	LOT LENGTH	DU
372904	2	Y	50	22	0	1100	4A		25	125	1

PERMITS

PERMIT #	DATE ISSUED	DESCRIPTION OF WORK
100367062	10/08/2010	WRECK AND REMVOE A 2 STORY FRAME BUILDING.
B98021638	10/07/1998	REPLACEMENT OF 1 WATER HT STATE 30 GAL

CASE ACTIVITY

CASE NUMBER	CASE TYPE	NEXT COURT DATE	CASE STATUS
23873	BLDG_AH	08/22/2005 10:30 AM	CLOSED
200945	BLDG_AH	04/20/2009 3:00 PM	OPEN
269330	DEMO CASE		CLOSED

INSPECTIONS

INSP #	INSPECTION DATE	STATUS	TYPE DESCRIPTION
<u>1108282</u>	04/26/2005	FAILED	PLUMBING COMPLAINT INSPECTION
<u>1108283</u>	07/27/2009	CLOSED	PLUMBING COMPLAINT INSPECTION

<u>2399083</u>	11/25/2008	CLOSED CHECKLIST INSPECTION
<u>2403306</u>	09/29/2008	FAILED CONSERVATION COMPLAINT INSPECT
<u>2825240</u>	10/09/2009	FAILED CONSERVATION COMPLAINT INSPECT
<u>2854555</u>	01/04/2010	CLOSED CHECKLIST INSPECTION
<u>10007562</u>	10/05/2010	CLOSED CHECKLIST INSPECTION
<u>10013900</u>	10/18/2010	PASSED BACKFILL
<u>10013901</u>	10/18/2010	PASSED FINAL INSPECTION

VIOLATIONS

CASE INSPECTION # 1108282

STATUS VIOLATIONS	BUILDING CODE CITATION	VIOLATION DETAILS
PL155027	Supply enough cold water for plumbing fixtures to keep them sanitary. (18-29-604)	
PL159017	Repair or replace broken or defective plumbing fixture. (18-29-102.3), (18-29-402.1), (18-29-402.1.1)	

CASE INSPECTION # 2403306

STATUS VIOLATIONS	BUILDING CODE CITATION	VIOLATION DETAILS
CN193002	Board and secure exterior door, opening, and window of dangerous vacant and open residential premises. (13-12-125, 13-12-130)	VACANT OPEN BUILDING AT REAR
CN061014	Failed to maintain the exterior walls of a building or structure free from holes, breaks, loose or rotting boards or timbers and any other conditions which might admit rain or dampness to the walls. (13-196-530(b), 13-196-641)	NORTH AND SOUTH EXTERIOR WALL TORN SIDING
CN193039	Post conspicuously name, address, and telephone of owner and manager of vacant residential premises. (13-12-125).	FRONT MISSING OWNERS I.D.SIGN
CN076024	Failed to maintain roof gutters and downspouts in good repair and working condition. (13-196-590, 13-196-630(b), 13-196-641, 18-29-1101, 18-29-1105, 18-29-1106)	SOUTH MISSING GUTTER AND DOWNSPOUT
CN104015	Replace broken, missing or defective window panes. (13-196-550 A)	SOUTH,NORTH,EAST,WEST BROKEN AND MISSING WINDOW PANES
CN104035	Failed to maintain windows in sound condition and good repair. (13-196-550(b) and (f))	WEST BROKEN COLLAPSED WINDOW FRAMES
CN070024	Failed to repair or replace defective or missing members of porch system. (13-196-570, 13-196-641)	FRONT PORCH LOOSE JOIST 1ST FLOOR LOOSE RAILING LOOSE DECKING OBTAIN PERMIT ONLY TO REPAIR

CASE INSPECTION # 2399083

STATUS VIOLATIONS	BUILDING CODE CITATION	VIOLATION DETAILS
CN002081	Submit for approval plans prepared, signed, and sealed by licensed architect or licensed engineer and obtain permit for all but emergency repairs. (13-32-010, 13-40-010, 13-40-020)	
CN193000	Maintain building in safe condition so it does not constitute actual and imminent danger to public. (13-12-130, 13-8-100, 13-12-120, 13-12-125, 65 ILCS 5/11-31-1) Maintain building windows and doors in safe condition. (13-196-550) Maintain stairway and porch in safe condition. (13-196-570) Maintain floors, walls, and ceilings in safe condition. (13-196-540) Maintain building in safe condition. Premises now dangerous as vacant and open, uncompleted and abandoned, or vacant and boarded. (13-12-130, 13-12-125) Maintain watchman at vacant or open premises. (13-12-140)	
CN193019	Repair or wreck dangerous and vacant residential premises. (13-8-100, 13-12-125, 13-12-130)	
CN193029	Maintain watchman from 4:00 PM to 8:00 AM for vacant and dangerous residential premises. (13-12-140)	
CN193039	Post conspicuously name, address, and telephone of owner and manager of vacant residential premises. (13-12-125).	
CN198019	File building registration statement with Building Dept. (13-10-030, 13-10-040)	

CASE INSPECTION # 1108283

STATUS VIOLATIONS	BUILDING CODE CITATION	VIOLATION DETAILS
PL155027	Supply enough cold water for plumbing fixtures to keep them sanitary. (18-29-604)	
PL159017	Repair or replace broken or defective plumbing fixture. (18-29-102.3), (18-29-402.1), (18-29-402.1.1)	

CASE INSPECTION # 2825240

STATUS VIOLATIONS	BUILDING CODE CITATION	VIOLATION DETAILS
CN193105	Register and secure vacant building within 30 days of it becoming vacant, or within 30 days after assuming ownership of an existing vacant building. (13-12-125(a) and (b)(1)). Building must be kept in compliance with all vacant building requirements pursuant to 13-12-135. See Vacant Building Ordinance and registration form at https://ipiweb.cityofchicago.org/VBR	
	Register vacant building within 30 days of it	

CN193110

becoming vacant, or within 30 days after assuming ownership of an existing vacant building. (13-12-125(a)). Building must be kept in compliance with all vacant building requirements pursuant to 13-12-135. See Vacant Building Ordinance and registration form at <https://ipweb.cityofchicago.org/VBR>

CASE INSPECTION # 2854555

STATUS VIOLATIONS	BUILDING CODE CITATION	VIOLATION DETAILS
CN002081	Submit for approval plans prepared, signed, and sealed by licensed architect or licensed engineer and obtain permit for all but emergency repairs. (13-32-010, 13-40-010, 13-40-020)	
CN193000	Maintain building in safe condition so it does not constitute actual and imminent danger to public. (13-12-130, 13-8-100, 13-12-120, 13-12-125, 65 ILCS 5/11-31-1) Maintain building windows and doors in safe condition. (13-196-550) Maintain stairway and porch in safe condition. (13-196-570) Maintain floors, walls, and ceilings in safe condition. (13-196-540) Maintain building in safe condition. Premises now dangerous as vacant and open, uncompleted and abandoned, or vacant and boarded. (13-12-130, 13-12-125) Maintain watchman at vacant or open premises. (13-12-140)	
CN193019	Repair or wreck dangerous and vacant residential premises. (13-8-100, 13-12-125, 13-12-130)	
CN193029	Maintain watchman from 4:00 PM to 8:00 AM for vacant and dangerous residential premises. (13-12-140)	
CN193039	Post conspicuously name, address, and telephone of owner and manager of vacant residential premises. (13-12-125).	
CN198019	File building registration statement with Building Dept. (13-10-030, 13-10-040)	

CASE INSPECTION # 10007562

STATUS VIOLATIONS	BUILDING CODE CITATION	VIOLATION DETAILS
CN002081	Submit for approval plans prepared, signed, and sealed by licensed architect or licensed engineer and obtain permit for all but emergency repairs. (13-32-010, 13-40-010, 13-40-020)	
CN193000	Maintain building in safe condition so it does not constitute actual and imminent danger to public. (13-12-130, 13-8-100, 13-12-120, 13-12-125, 65 ILCS 5/11-31-1) Maintain building windows and doors in safe condition. (13-196-550) Maintain stairway and porch in safe condition. (13-196-570) Maintain floors, walls, and ceilings	

- in safe condition. (13-196-540) Maintain building in safe condition. Premises now dangerous as vacant and open, uncompleted and abandoned, or vacant and boarded. (13-12-130, 13-12-125) Maintain watchman at vacant or open premises. (13-12-140)
 Repair or wreck dangerous and vacant residential premises. (13-8-100, 13-12-125, 13-12-130)
- CN193019
- Maintain watchman from 4:00 PM to 8:00 AM for vacant and dangerous residential premises. (13-12-140)
- CN193029
- Register vacant building within 30 days of it becoming vacant, or within 30 days after assuming ownership of an existing vacant building. (13-12-125(a)). Building must be kept in compliance with all vacant building requirements pursuant to 13-12-135. See Vacant Building Ordinance and registration form at <https://ipweb.cityofchicago.org/VBR>
- CN193110
- Post, on abandoned building, name, address and telephone of owner and owner's agent for managing, controlling or collecting rents on building so legible from nearest public street or sidewalk. (13-12-125)
- CN196039

CASE INSPECTION # 10013900

STATUS VIOLATIONS	BUILDING CODE CITATION	VIOLATION DETAILS
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CASE INSPECTION # 10013901

STATUS VIOLATIONS	BUILDING CODE CITATION	VIOLATION DETAILS
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EXHIBIT B



CITY OF CHICAGO
 Department of Buildings
 CHECKLIST Inspection Report

Print Date: 10/06/2010

CONTROL NUMBER 101280079 10007562		ANNUAL SURVEY	COMPLAINT PICK-UP	OTHER <input type="checkbox"/>	Case# 269330	VBR#
UE OK	12 C.A. 29	14 C.T. 2909	16 DATE OF BILLING	24 NUMBER 1219	DIR S	32 LOCATION OF PREMISES TRIPP AVE
UE OK	24 NUMBER		DIR	32 LOCATION OF PREMISES		
02	11 OWNER'S NAME			35 ADDRESS	59 CITY AND STATE	
03	11 AGENT'S NAME			35 ADDRESS	59 CITY AND STATE	
04	11 LESSEE OR CONTRACT PURCHASER			35 ADDRESS	59 CITY AND STATE	
05	11 LOT 25	15 X	16 SIZE 125	20 AREA 3125	27 ERECT	31 BLDG U 33 STYS
06	35 SIZE OF 22	38 X	BUILDING 50	42 FLOOR AREA 1100	49 TOTAL BLDG A	56 BUILDING AREA M FEE
07	11 TYPE OF CONSTRUCTION ORDINARY			33 CLASS CL 49 3B	BASEMENT YES	ATTIC-LOFT YES
08	11 OCCUPANCY CLASSIFICATION SINGLE FAMILY DWELLING			33 CLASS CL 48-60 A1	NO OF STORIES 1	BLDG. VOL. (CU. FT.) 19800
09	CONVERTED NO	IF CONVERTED, DESCRIBE ORIGINAL USE				
10	NON-RESIDENTIAL UNITS		NUMBER APTS.	DEMO ESTIMAT \$11,800.00	PARTY WALL NO <input type="checkbox"/> S <input type="checkbox"/> N <input type="checkbox"/> W <input type="checkbox"/>	
11	INSPECTION # 10007562	VIOLATION NUMBER		TYPE OF FOUNDATION: POURED CONCRETE <input type="checkbox"/>	MASONRY CONCRETE BLOCK <input type="checkbox"/>	BRICK <input type="checkbox"/> WOOD POST <input checked="" type="checkbox"/>
				ESTIMATED LOADS OF DEBRIS FROM BUILDING:		
CN002081				ELECTRICAL - COMED SVC TERMINATED AT BLDG		
CN193000				ELECTRICAL - EXPOSED WIRING		
CN193019				ELECTRICAL - MISSING FIXTURES		
CN193029				ELECTRICAL - STRIPPED & INOPERABLE		
CN193110				ELECTRICAL - service panels stripped, meters stripped, service cut		
CN196039				FLOOR - SMOKE, FIRE OR WATER DMG FLOOR		
DETERIORATION				FLOOR - WARPED FLOORING		
ELECTRICAL (SERVICE, WIRING-FIXTURES) 5%				FLOOR - water damaged and missing in sections where rotted through		
PLUMBING (SERVICE-STOCKS-PIPING-FIXT) 6%				GLAZING - BROKEN OR MISSING		
HEATING SYSTEM 6%				GLAZING - CRACKED PANES		
MASONRY (FDN. & CHIMNEY INCLUDED) 9%				HEATING - MISSING FURNACE		
ROOF COVERING & SHEATHING 2%				HEATING - STRIPPED & INOPERABLE		
RAFTERS 2%				HEATING - gas piping broken		
CPNTRY. FLOORS 3%				JOIST - CRACKED		
JOISTS 3%				JOIST - OVER NOTCHED		
STUDDING & PARTITIONS 2%				JOIST - SMOKE, FIRE OR WATER DAMAGED		
WALLS-FRAME CONST. 5%				JOIST - rotting joists, dry rot and suspect termite damage		
SASH-FRAMES-DOORS-TRIM 4%				MASONRY - HOLES		
STAIRS & PORCHES (INT. & EXT.) 5%				MASONRY - MISSING SECTIONS		
PLASTER 4%				MASONRY - MISSING SIDING		
GLAZING 1%				MASONRY - POSSIBLE ASBESTOS SIDING		
TOTAL 52%				MASONRY - large sections rotting		
				PLASTER - BROKEN OR MISSING		
				PLASTER - SMOKE, FIRE OR WATER DAMAGE		
ACTION RECOMMENDED CODE 80				GOAL:	BOARD UP <input type="checkbox"/>	DEMOLITION <input type="checkbox"/>
SECTION-BUREAU TB		DATE OF INSPECTION 10/5/2010 10:18:01AM	INSPECTOR'S NUMBER BL01036	INSPECTOR'S SIGNATURE		
SUPERVISOR'S SIGNATURE		DATE:	CHIEF'S SIGNATURE	DATE:		
TITLE SEARCH ORDERED:				DATE:		

Police Powers

EXHIBIT C



COLLECTION NOTICE

DO NOT IGNORE THIS COLLECTION NOTICE

Department of Revenue
Cost Recovery & Collections Division
City Hall, Room 107A
121 N. LaSalle St.
Chicago, IL 60602
(312) 744 - 9512

CRWB CORPORATION
2343 W IRVING PARK
CHICAGO, IL 60618-3837

Notice Date: June 28, 2011
File #: 184592
Type of Loss: DEMO
Date of Loss: 10/15/10
Loss Location: 1216 S TRIPP
Amount Due: \$17,250.00

According to our records, we have not received payment for the above listed claim against you by the City of Chicago. Enclosed is the applicable documentation in regards to this claim.

YOU MUST PAY THE TOTAL DEBT IMMEDIATELY TO AVOID COLLECTION ACTION.

Failure to immediately pay this debt may result in the Department of Revenue taking collection action, including but not limited to:

- * Referring the debt to a **LAW FIRM** or **COLLECTION AGENCY**
- * Filing a **LIEN** against your home or other property
- * Notifying **CREDIT BUREAUS** of the unpaid dept
- * Instituting **WAGE GARNISHMENT** proceedings

NOTIFICATION OF LICENSE SUSPENSION

The issuance or renewal of any license the city grants - including business and chauffeur's licenses - is now on hold. This hold prevents you from obtaining or renewing a city license until your debt to the city is paid in full. Failing to obtain or renew a necessary license may result in the Department of Revenue closing your business.

TO PAY IN PERSON

In-person payments can be made by cash, check, money order or credit card at any of the following payment centers:

400 W. Superior (First Floor)
121 N. LaSalle St. (City Hall) Room 107
2006 E. 95th St.
2550 W. Addison St.
4770 S. Kedzie

Monday - Friday 8:30am - 4pm, Saturday 8:30am - 3:30pm
Monday - Friday 8am - 5pm
Mon. 8am - 5pm; Tues. - Fri. 8am - 6:30pm; Sat. 8am - 3:30pm
Mon. 8am - 5pm; Tues. - Fri. 8am - 6:30pm; Sat. 8am - 3:30pm
Mon. 8am - 5pm; Tues. - Fri. 8am - 6:30pm; Sat. 8am - 3:30pm

TO PAY BY MAIL

Mail your payment in the form of a check, money order or credit card (complete the credit card payment authorization at the bottom of this letter) to the Chicago Department of Revenue. Include the payment stub from this letter. Make checks payable to City of Chicago. Write the File # on your check or money order. Do not send cash when paying by mail.

For any other questions, contact Beverly Frierson at (312) 744-9512.

RETAIN TOP PORTION FOR YOUR RECORDS

COST RECOVERY	FILE #	NOTICE DATE
	184592	06/28/11

REMIT PAYMENT TO:
Department of Revenue
Cost Recovery & Collections Division
P.O. Box 06357
Chicago, IL 60806-0357

CRWB CORPORATION
2343 W IRVING PARK
CHICAGO, IL 60618-3837

AMOUNT DUE:
\$17,250.00
DATE PAID:
AMOUNT PAID:
\$

Credit Card Payment Authorization

- Visa Discover
 Mastercard American Express

Card #: _____
Expiration: _____
Print Name: _____
Signature: _____
Today's Date: _____



DEMAND LETTER

Department of Revenue
Cost Recovery & Collections Division
City Hall, Room 107A
121 N. LaSalle St.
Chicago, IL 60602
(312) 744 - 9512

May 19, 2011

CRWB CORPORATION
2343 W IRVING PARK
CHICAGO, IL 60618-3837

File #: 184592
Type of Loss: DEMO
Date of Loss: 10/15/10
Loss Location: 1216 S TRIPP
Amount Due: \$17,250.00

Please be advised that this is a formal claim against you by the City of Chicago for the loss listed above. Enclosed is the applicable documentation in regards to this claim.

TO PAY BY MAIL

Mail your payment in the form of a check, money order or credit card (complete the credit card payment authorization at the bottom of this letter) to the Chicago Department of Revenue. Include the payment stub from this letter. Write the File # on your check or money order. Do not send cash when paying by mail. Make checks payable to City of Chicago.

TO PAY IN PERSON

In-person payments can be made by cash, check, money order or credit card at any of the following payment centers:

400 W. Superior (First Floor)
121 N. LaSalle St. (City Hall) Room 107
2006 E. 95th St.
2550 W. Addison St.
4770 S. Kedzie

Monday - Friday 8:30am - 4pm, Saturday 8:30am - 3:30pm
Monday - Friday 8am - 5pm
Mon. 8am - 5pm; Tues. - Fri. 8am - 6:30pm; Sat. 8am - 3:30pm
Mon. 8am - 5pm; Tues. - Fri. 8am - 6:30pm; Sat. 8am - 3:30pm
Mon. 8am - 5pm; Tues. - Fri. 8am - 6:30pm; Sat. 8am - 3:30pm

If you have any questions in regards to this claim, please contact Beverly Frierson at (312) 744-9512. Thank you for your immediate attention to this matter.

RETAIN TOP PORTION FOR YOUR RECORDS

COST RECOVERY

FILE #

NOTICE DATE

184592

05/19/11

REMIT PAYMENT TO:
Department of Revenue
Cost Recovery & Collections Division
P.O. Box 06357
Chicago, IL 60606-0357

CRWB CORPORATION
2343 W IRVING PARK
CHICAGO, IL 60618-3837

AMOUNT DUE: \$17,250.00
DATE PAID:
AMOUNT PAID: \$

Credit Card Payment Authorization

- Visa Discover
 Mastercard American Express

Card #: _____
Expiration: _____
Print Name: _____
Signature: _____
Today's Date: _____