

PROPERTY MAINTENANCE INVESTIGATION**CE-17-00570**File Number
08/04/2017**Address of Nuisance** 14332 BEACON AVENUE, ORLAND PARK, IL 60462**Case Type -** Property Maintenance**Owner/Agent -** FRANK TOUHY
ATTN: JAMES REDMOND


Violations: Please review ordinances below and attached photos. Weeds and grass in your property exceed 8 inches. You MUST kill or remove all weeds on your property and adjacent sidewalk, cut and maintain your lawn less than 8 inches. These items must be corrected by the date below to avoid the issuance of a citation.

Thank you for your cooperation

Violation Description - Section 301.3 (IPMC) Vacant Structures and Land

All vacant structures and premises thereof or vacant land shall be maintained in a clean, safe, secure and sanitary condition as provided herein so as not to cause a blighting problem or adversely affect the public health or safety.

Violation Description - Section 6-2-2-7.2 (VC) Weeds and High Grass

All weeds shall be pulled or otherwise destroyed by the owner, lessee, tenant, occupant or person in control of said real estate whenever said weeds exceed eight inches (8 in.) in height but in no event less often than twice a year, once between June 15th and July 1st, and once between August 1st and August 15th of each year. The failure to destroy such weeds of the height specified or within the designated periods shall constitute a violation of this Section.

Violation Description - Section 6-2-2-7.2a (VC) Weeds and High Grass

The height of natural grass shall not be greater than eight (8) inches in height. This maximum height shall be maintained at all times. Enforcement shall be conducted as that required for weed control in this section (Ord. 4160, 8-7-06)

You have been found in violation of Village of Orland Park Ordinance and you are hereby requested to eliminate in accordance with the prescribed directive those conditions which are or have been creating a nuisance.

Your failure to comply with this notice of nuisance investigation by **08/18/2017** will result in the issuance of a citation and court date. Minimum daily fines are \$250.00 not to exceed \$1,000.00 per violation.

Notice issued by: **Karina Huaman - Code Enforcement Officer**
(708) 403-6233 khuaman@orlandpark.org









ORLAND PARK

Development Services Department

14700 Ravinia Avenue • Orland Park, Illinois 60462 • Phone (708) 403-5300 • Fax (708) 403-6215

Website: www.orlandpark.org • Email: developmentsservices@orlandpark.org

CODE ENFORCEMENT COMPLAINT FORM

Date 8-3-17	Time 12:22	Received by J McKinney
Address of Violation 1 DOOR SOUTH OF 14336 BEACON - VACANT LOT.		
Request from [REDACTED]	Phone Number [REDACTED]	

Nature of Call:

UNKEPT VACANT LOT.
GRASS WAY OVER 8" HIGH

Inspection Date	Time
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- Valid Complaint
- Invalid Complaint

Action Taken:

Results:

Warranty Deed

ILLINOIS



Doc#: 1609846127 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 04/07/2016 03:12 PM Pg: 1 of 3

1 of 2

Above Space for Recorder's Use Only

THE GRANTOR(s) Frank Tuohy of the City of Calgary Alberta, Canada for and in consideration of TEN and 00/100 DOLLARS, and other good and valuable considerations in hand paid, CONVEY(s) and WARRANT(s) to Chicago Trust Co. N.A. via deed 110715 # BEV4022 of, Illinois, the following described Real Estate situated in the County of Cook in the State of Illinois to wit: (See page 2 for legal description attached hereto and made part hereof.), hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

SUBJECT TO: General taxes for 2015 and subsequent years; Covenants, conditions and restrictions of record, if any;

Permanent Real Estate Index Number(s): 27-09-207-022-0000

Address(es) of Real Estate:
14332 Beacon Ave Orland Park Illinois 60462-2422

The date of this deed of conveyance is DECEMBER 27, 2015

(SEAL) Frank Tuohy

DAVID J. WEBBER, I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Frank Tuohy personally known to me to be the same person(s) whose name(s) is(are) subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument as his/her(their) free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

(Impress Seal Here)

My Commission Expires NA

Given under my hand and official seal.

David J. Webber
Notary Public

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REAL ESTATE TRANSFER TAX 21-Mar-2016

COUNTY:	83.75
ILLINOIS:	167.50
TOTAL:	251.25

27-09-207-022-0000 | 20151201648583 | 0-937-027-136

DAVID J. WEBBER
Barrister & Solicitor
201, 2004 - 14th Street NW
Calgary, Alberta T2M 3N3
CANADA

FIDELITY NATIONAL TITLE 0615036146