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This document prepared by and return after recording to:

Mary B. Koberstein c/o Centrum Properties, Inc. 225 W. Hubbard Street, 4th Floor Chicago, IL 60610



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COVENANT

Know all nor by these presents that the undersigned. Churchill Hoyne, L.L.C. an Illinois limited liability company, owner of fee title to the property legally described on Exhibit A attached hereto ("Property") does hereby covenant and agree for itself, its successors and assigns, that the maintenance and repair of the common sewer lines located anywhere on the Property from the point of connection to the cewer main in the public street shall be the responsibility of the owners of the twenty-two (22) townhomes to be constructed on the Property as approved by the City of Chicago, as amended from time to time, and shall not be the responsibility of the City of Chicago. The undersigned further states that this covenant shall run with the land and shall be binding upon all subsequent grantees. This covenant is made to induce the City of Chicago to furnish sewer and water service to the above described premises. Sunt Clarks

Churchill Hoyne L.L.C., an Illinois limited Hability company	,
One of its Managers STATE OF ILLINOIS)) SS
COUNT OF C O O K)

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DG HEREBY CERTIFY that Arthur Slaven, one of the Managers of Churchill Hoyne, L. C., an Illinois limited liability company, personally known to me to be the same person whose name is subscribed to the foregoing instrument as such Manager, appeared before me this day in person and acknowledged that he signed and delivered the said instrument as his free and voluntary act, and as the free and voluntary act of the company, for the uses and purposes therein set forth.

Given under my hand and official seal this 9th of April, 2001

My Commission Expires:

"OFE)CIAL STEPHANIE T. BENGTSSON Notary Public, State of Illinois My Commission Expires 10/6/01

EXHIBIT A

PARCEL 1:

LOTS 9, 10, 11, 12 (EXCEPT THE SOUTH 9 FEET OF SAID LOT 12) 13, 14, 15 AND 16 IN BLOCK 21 AND LOTS 1, 2 AND 3 IN BLOCK 22 IN YOUNG TRUSTEES SUBDIVISION OF THAT PART OF BLOCKS 21 AND 22 IN PIERCE'S ADDITION TO HOLSTEIN LYING NORTH OF THE NORTH LINE OF RAILROAD RIGHT OF WAY IN THE SOUTHWEST 1/4 OF SECTION 31, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

ALSO

PARCEL 2:

ALL THAT PART OF NORTH WILMOT AVENUE NOW VACATED LYING NORTH AND NORTHWESTERLY OF THE RIGHT OF WAY OF THE CHICAGO MILWAUKEE AND ST. PAUL RAILROAD AND WEST OF THE WEST LINE OF LOT 12 IN SLOCK 21 AFORESAID EXTENDED SOUTH TO THE NORTH LINE OF THE SAID RIGHT OF WAY OF THE CHICAGO MILWAUKEE AND ST. PAUL RAILROAD AND SOUTH OF WEST CHURCHILL STREET AND EAST OF NORTH LEAVITT STREET;

ALSO

PARCEL 3:

THE EAST AND WEST VACATED ALLEY LYING SCUTH AND ADJOINING LOT 13 AND PART OF LOT 14 IN BLOCK 21 AFORESAID, ALL IN COOK COUNTY, ILLINOIS;

ALSO

PARCEL 4:

ALL OF DICKENSON'S SUBDIVISION OF LOTS 1 TO 8 INCLUSIVE IN BLOCK 21 IN YOUNG TRUSTEE'S SUBDIVISION OF THAT PART OF BLOCKS 21 AND 22 IN FIRCES ADDITION TO HOLSTEIN LYING NORTH OF THE NORTH LINE OF RAILROAD RIGHT OF WAY, ALSO LOTS 1, 2, 3 AND 4 AND THE NORTH 12 FEET OF LOT 5 IN PIERCE'S ADDITION TO HOLDTEIN IN SECTION 31, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIP'S MERIDIAN, TOGETHER WITH VACATED ALLEYS ADJOINING SAID LOTS, SAID PREMISES BEING ALSO DESCRIBED AS BEING AT THE SOUTH WEST CORNER OF CHURCHILL STREET AND NORTH HOYNE AVENUE, IN COOK COUNTY, ILLINOIS.

PIN:

14-31-321-032-0000

14-31-321-007-0000

Common Address: 2111 W. Churchill Street, Chicago, Illinois