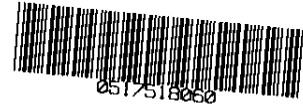


UNOFFICIAL COPY

RECORDATION REQUESTED BY:

Harris N.A.
111 W. Monroe Street
Chicago, IL 60603-4095



Doc#: 0517518060
Eugene "Gene" Moore Fee: \$28.50
Cook County Recorder of Deeds
Date: 06/24/2005 01:28 PM Pg: 1 of 3

WHEN RECORDED MAIL TO:

Harris N.A./BLST
Attn: Collateral Management
P.O. Box 2880
Chicago, IL 60690-2880

Lawyers Unit # 16056 Case # T-12086

T-12086A

This Negative Pledge prepared by:

Joyce Spicer, Documentation Specialist
Harris N.A./BLST
311 West Monroe Street, 14th Floor
Chicago, IL 60606

NEGATIVE PLEDGE AGREEMENT

WHEREAS, HARRIS N.A. (the "Lender") is extending credit to Allen N. Schwartz (the "Borrower"), evidenced by a Promissory Note (the "Note") dated June 2, 2005 in the original principal amount of \$1,000,000.00 (such loan, together with all renewals, extensions, refinancings, restatements, modifications and conversions), and secured by amongst other property, the real property described below pledged by Allen N. Schwartz (the "Grantor"), Lender, Borrower and Grantor agree as follows:

Real Property. The real property of Grantor that is the subject of this Agreement is located in Cook County, State of Illinois and is described as follows:

PARCEL 1: UNIT'S TH-1 AND P12-W29 AND P12-W23 IN THE RESIDENCES AT MILLENNIUM CENTRE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 1 IN MILLENNIUM CENTRE SUBDIVISION, BEING A RESUBDIVISION OF ALL OF LOTS 1 THROUGH 16, BOTH INCLUSIVE, IN BLOCK 17 IN WOLCOTT'S ADDITION TO CHICAGO IN SECTION 9, TOGETHER WITH BLOCK 26 IN KINZIE'S ADDITION TO CHICAGO IN THE NORTHWEST ¼ OF SECTION 10, BOTH INCLUSIVE IN TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN RESPECTIVELY, ALL TAKEN AS A TRACT, LYING WEST OF A LINE DRAWN 188.0 FEET WEST OF AND PARALLEL WITH THE EAST LINE OF BLOCK 26 AFORESAID, WHICH SURVEY IS ATTACHED AS AN EXHIBIT TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0319510001, AND AS AMENDED, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2: NON-EXCLUSIVE EASEMENTS FOR THE BENEFIT OF PARCEL 1 FOR INGRESS, EGRESS, USE AND ENJOYMENT AS CREATED BY OPERATION AND

3

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RECIPROCAL EASEMENT AGREEMENT RECORDED AS DOCUMENT NUMBER
0319203102.

The Real Property or its address is commonly known as 30 W. Ontario, Chicago, IL
60610.

The Real Property tax identification number is 17-09-234-036-1324 & 17-09-234-
036-1325.

Borrower and Grantor hereby covenant and agree with Lender that while this Agreement is in
effect, Grantor shall not, without the prior written consent of Lender:

Transfer and Liens. Fail to continue to own Grantor's real property described herein.
Grantor agrees not to create or grant to any person, except Lender, any lien, security
interest, encumbrance, cloud on title, mortgage, pledge or similar interest in Grantor's
real property described herein, even in the ordinary course of Grantor's business.
Grantor agrees not to sell, convey, grant, lease, give, contribute, assign, or otherwise
transfer Grantor's real property described herein.

IN WITNESS WHEREOF, THE BORROWER AND GRANTOR HAVING READ ALL THE PROVISIONS
OF THIS NEGATIVE PLEDGE AGREEMENT, AGREE TO ITS TERMS. THIS AGREEMENT IS
DATED JUNE 2, 2005 AND IS HEREBY INCORPORATED AND MADE A PART OF PROMISSORY
NOTE DATED JUNE 2, 2005.

BORROWER AND GRANTOR:

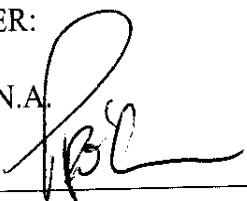


Allen N. Schwartz

LENDER:

Harris N.A.

By:

 PETER F. O'CONNOR

Its:

Senior Vice President & Private Banking Manager

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INDIVIDUAL ACKNOWLEDGMENT

STATE OF ILLINOIS)
)
 COUNTY OF Surge)ss
)

On this day before me, the undersigned Notary Public, personally appeared ALLEN N. SCHWARTZ, and known to be the individual described in and who executed the Negative Pledge Agreement, and acknowledged that he signed the Negative Pledge Agreement as his free and voluntary act and deed, for the uses and purposes therein mentioned.

Given under my hand and official seal this 3rd day of June, 2005.

By: Carol A. Kernahan Residing at 50 S. Lincoln Hinsdale, IL 60521

Notary Public in and for the State of Illinois

My commission expires 5/3/07



LENDER ACKNOWLEDGMENT

STATE OF ILLINOIS)
)
 COUNTY OF Surge)ss
)

On this day before me, the undersigned Notary Public, personally appeared Allen N. Schwartz, and known to me to be Carol Kernahan, the authorized agent for the Lender that executed the Negative Pledge Agreement, and acknowledged the Negative Pledge Agreement to be the free and voluntary act and deed of the said Lender, duly authorized by the Lender, for the uses and purposes therein mentioned, and on oath stated that he is authorized to execute this Agreement and in fact executed the Agreement on behalf of the trust.

Given under my hand and official seal this 3rd day of June, 2005.

By: Carol A. Kernahan Residing at 50 S. LINCOLN Hinsdale, IL 60521

Notary Public in and for the State of Illinois

My commission expires 5/3/07

