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Doc#: 0615341035 Fee: \$68.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 06/02/2006 10:25 AM Pg: 1 of 23

This instrument was prepared by:

Jay Gilbert, Esq.  
Kutak Rock LLP  
One South Wacker Drive, Suite 2050  
Chicago, Illinois 60606

After recording, this instrument should  
be returned to:

Eva Garrett, Esq.  
Office of the General Counsel  
Chicago Housing Authority  
200 West Adams, Suite 2100  
Chicago, Illinois 60606

**DECLARATION OF TRUST**

(Scattered Site Properties No. 3)

**Whereas**, the Chicago Housing Authority (herein referred to as the "Public Housing Agency" or the "PHA"), a public body corporate and politic duly created and organized pursuant to and in accordance with the laws of the State of Illinois, and the United States of America, Secretary of Housing and Urban Development (herein referred to as "HUD"), pursuant to the United States Housing Act of 1937 (42 U.S.C. 1437, et seq.) (herein referred to as the "Act") and the Department of Housing and Urban Development Act (5 U.S.C. 624), entered into certain contracts and annual Capital Fund Amendments to the Annual Contributions Contract (herein collectively referred to as the "Annual Contributions Contracts"), which provide for grants and annual contributions to be made by HUD to assist the PHA in developing, maintaining, and operating its public housing units in accordance with all applicable public housing requirements; and has entered into or will enter into certain Capital Fund Financing Program Amendments to the Annual Contributions Contracts (herein each referred to as a "Capital Fund Financing Program Amendment"), whereby HUD will provide assistance to the PHA for the purpose of assisting the PHA in modernizing existing housing developments in order to ensure that such developments continue to be available to serve low-income families; and

**Whereas**, as of the date of this Declaration of Trust, the Capital Fund Financing Program Amendment and the Annual Contributions Contracts cover certain individual lower income housing projects (herein individually referred to as a "Project" and collectively referred to as the "Projects") located on the real property described on the attached Schedule A; and

**Whereas**, the PHA has issued or proposes to issue and deliver bonds, and may hereafter issue and deliver its obligations to refund such bonds (herein collectively referred to as the "Bonds") to aid in financing the modernization of the Projects; and

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**Whereas**, the cost of the capital and management activities at each Project will have been financed, in part, with the proceeds of the Bonds and/or with grant assistance provided by HUD; and the Bonds will be secured by pledges of specific amounts of the capital funds payable to the PHA pursuant to said Annual Contributions Contracts to the extent and in the manner described in the Annual Contributions Contract and resolutions of the PHA authorizing such Bonds;

**Now, therefore**, to assure HUD and the holder or holders of the Bonds, and each of them, of the performance by the PHA of the covenants contained in the Capital Fund Financing Program Amendment, the Annual Contributions Contracts, and the resolutions of the PHA authorizing the issuance of the Bonds, the PHA does hereby acknowledge and declare that it is possessed of and holds in trust for the benefit of HUD, for the purposes hereinafter stated, the real property described in the attached Schedule A, and all buildings and fixtures erected or to be erected thereon or appurtenant thereto.

The PHA hereby declares and acknowledges that, during the existence of the trust hereby created, HUD has been granted and is possessed of the following interest in each Project property:

The right to require the PHA to remain seized of the title to said property and to refrain from transferring, conveying, assigning, leasing, mortgaging, pledging, or otherwise encumbering or permitting or suffering any transfer, conveyance, assignment, lease, mortgage, pledge or other encumbrance of said property or any part thereof, appurtenances thereto, or any rent, revenues, income, personalty or receipts therefrom or in connection therewith, or any of the benefits or contributions granted to it by or pursuant to the Capital Fund Financing Program Amendment and the Annual Contributions Contracts, or any interest in any of the same except that the PHA may: (1) to the extent and in the manner provided in the Annual Contributions Contracts: (a) lease dwellings and other spaces and facilities in any Project; and (b) convey or otherwise dispose of any real or personal property which is determined to be excess to the needs of any Projects; and (c) convey or dedicate land for use as streets, alleys, or other public right-of-way, and grant easements for the establishment, operation, and maintenance of public utilities; and (d) enter into and perform contracts for the sale of dwelling units to members of tenant families authorized by the Act; and (2) with the approval of HUD, release any Project from the trust hereby created; provided, that nothing herein contained shall be construed as prohibiting the conveyance of title to or the delivery of possession of any Project to HUD pursuant to the Annual Contributions Contracts.

The endorsement by a duly authorized officer of HUD: (1) upon any conveyance or transfer made by the PHA of any real or personal property which is determined to be excess to the needs of the Project; or (2) upon any instrument of conveyance or dedication of property, or any interest therein, for use as streets, alleys, or other public right-of-way, or for the establishment, operation and maintenance of public utilities; or (3) upon any instrument transferring or conveying a dwelling unit, or an interest therein, to a member of a tenant family; or (4) upon any instrument of release of the Project executed by the PHA shall be effective to release such property from the trust hereby created.

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The individual Projects subject to this Declaration of Trust shall be operated by the PHA as low-income housing in accordance with the Annual Contributions Contracts, the Act and all HUD regulations for the longer of: (1) twenty years after the disbursement of Capital Fund Program assistance for modernization activities and for a period of forty years after the last distribution of Capital Fund Program assistance for development activities; or (2) for so long as HUD determines there is any outstanding indebtedness of the PHA to HUD which arose in connection with any of the Projects under the Annual Contributions Contracts and which is not eligible for forgiveness; and provided further that, for a period of ten years following the last payment of assistance from the Operating Fund to the PHA, no disposition of any Project covered by this Declaration of Trust shall occur unless approved by HUD. Upon the expiration of the periods during which the PHA is obligated to operate each of the Projects in accordance with the Annual Contributions Contracts, the trust hereby created shall terminate and no longer be effective as to each such Project.

Nothing herein shall be construed to bestow upon the holder or holders of any of the Bonds any right or right of action or proceeding whereby the PHA might be deprived of title to or possession of any Project.

This Declaration of Trust supersedes any existing Declaration of Trust encumbering any Project that was executed for the benefit of the Public Housing Administration, the United States of America or HUD.

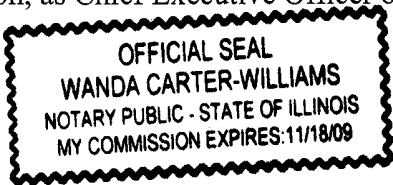
In Witness Whereof, the PHA has caused these presents to be signed in its name by a duly authorized officer, this 1st day of June, 2006.

Chicago Housing Authority

By: [Signature]  
Terry Peterson, Chief Executive Officer

STATE OF ILLINOIS        )  
  ) ss.  
COUNTY OF COOK        )

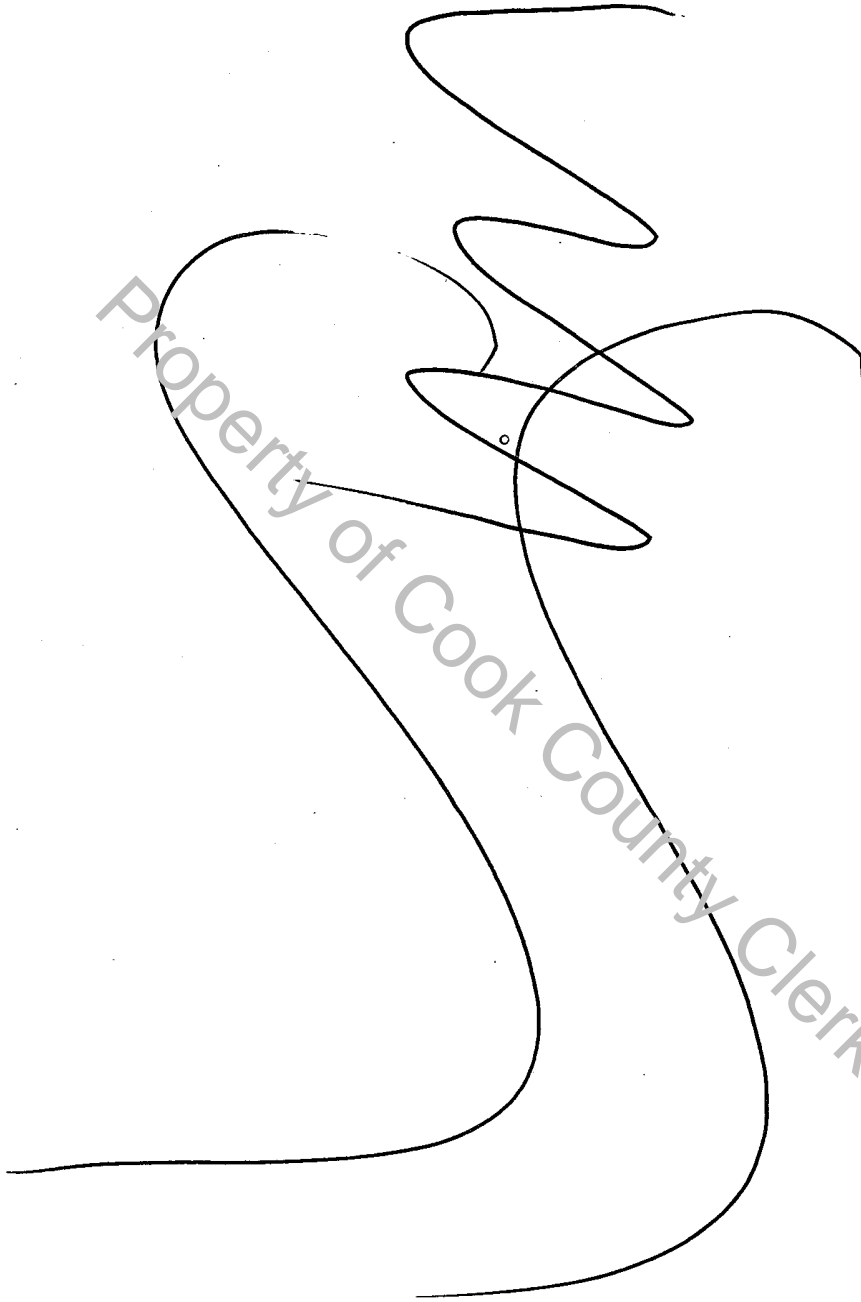
This instrument was acknowledged before me on 5-31, 2006, by Terry Peterson, as Chief Executive Officer of the Chicago Housing Authority.



[Signature]  
Notary Public

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## SCHEDULE A

A large, complex handwritten scribble or signature in black ink, consisting of multiple overlapping loops and lines, covering a significant portion of the page.

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# UNOFFICIAL COPY

**Legal Description**  
**4852 South Winchester**  
**Chicago, Illinois**

LOT 23 IN BLOCK 23 IN CHICAGO UNIVERSITY SUBDIVISION IN THE NORTH  
HALF OF SECTION 7, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD  
PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

P.I.N.: 20-07-208-038

Address: 4852 South Winchester  
Chicago, Illinois

Project No. I L06P002107

# UNOFFICIAL COPY

**Legal Description**  
**7715 N. Marshfield**  
**Chicago, Illinois**

LOT 9 IN BLOCK 5 IN GUNDERSON NORTH BIRCHWOOD SUBDIVISION OF BLOCKS 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16 AND 17 IN O'LEARYS SUBDIVISION OF PART OF THE SOUTH 1/2 OF THE NORTH EAST 1/4 OF SECTION 30, TOWNSHIP 41 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

P.I.N.: 11-30-217-009

Address: 7715 N. Marshfield  
Chicago, Illinois

Project No. ILOWP002102

# UNOFFICIAL COPY

**Legal Description**  
**7150 South Stewart Avenue**  
**Chicago, Illinois**

THE SOUTH 50 FEET OF LOT 5 AND ALL OF LOT 6 (EXCEPT THE SOUTH 44 FEET THEREOF) IN BLOCK 1 IN DE WOLF'S SUBDIVISION OF THE NORTH HALF OF THE NORTH EAST QUARTER OF THE NORTH WEST QUARTER OF SECTION 28, AND THAT PART LYING WEST OF CHICAGO, ROCK ISLAND AND PACIFIC RAILROAD OF THE NORTH EAST QUARTER OF SECTION 28, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

P.I.N.: 20-28-107-033

Address: 7150 South Stewart Avenue  
Chicago, Illinois

Project No. ILO6P002102

# UNOFFICIAL COPY

**Legal Description**  
**7101 South Harvard Avenue**  
**Chicago, Illinois**

THE NORTH 40 FEET OF LOT 12 IN BLOCK 6 IN EGGEESTON SUBDIVISION OF THAT PART EAST OF CHICAGO ROCK ISLAND AND PACIFIC RAILROAD OF THE NORTH HALF OF THE NORTH HALF OF THE NORTH HALF OF THE NORTH EAST QUARTER OF SECTION 28, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

P.I.N.: 20-28-201-007

Address: 7101 South Harvard Avenue  
Chicago, Illinois

Project No. ILO6P002102



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**Legal Description**  
**3001 West George Street**  
**Chicago, Illinois**

LOTS 47 AND 48 IN BLOCK 4 IN STORY AND ALLEN'S ADDITION TO CHICAGO A  
SUBDIVISION OF THE EAST 1/2 OF THE SOUTH WEST 1/4 OF THE NORTH WEST 1/4  
OF SECTION 25, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL  
MERIDIAN, IN COOK COUNTY, ILLINOIS.

P.I.N.: 13-25-132-008

Address: 3001 West George Street  
Chicago, Illinois

Project No ILO6 P002102

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**Legal Description**  
**5815 N. Ridge Avenue**  
**Chicago, Illinois**

LOT 21 IN THOMAS GEORGE MILSTED'S SUBDIVISION OF THE SOUTH 5 CHAINS OF THE NORTH WEST 1/4 OF THE SOUTH WEST 1/4 OF SECTION 5, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THAT PORTION LYING WEST OF RIDGE AVENUE), IN COOK COUNTY, ILLINOIS.

P.I.N.: 14-05-312-006

Address: 5815 N. Ridge Avenue  
Chicago, Illinois

Project No. ILO6P002103

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**Legal Description**  
**6361 S. Ingleside Avenue**  
**Chicago, Illinois**

THE NORTH 1/2 OF LOT "B" IN KING AND RUMSEY'S ADDITION TO WOODLAWN RIDGE, BEING A SUBDIVISION IN THE NORTH WEST 1/4 OF SECTION 23, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

P.I.N.: 20-23-105-014-0000

Address: 6361 S. Ingleside Avenue  
Chicago, Illinois

Project No. ILOWP002103

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**Legal Description**  
**6437-39 S. Ingleside Avenue**  
**Chicago, Illinois**

LOT 74 IN KING AND RUMSEY'S ADDITION TO WOODLAWN RIDGE,  
NORTH WEST QUARTER OF SECTION 23, TOWNSHIP 38 NORTH, RANGE 14 EAST  
OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

P.I.N.: 20-23-105-028-0000

Address: 6437-39 S. Ingleside Avenue  
Chicago, Illinois

Project No. IL06P002103

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**Legal Description**  
**4637-41 North Albany**  
**Chicago, Illinois**

LOT 1 IN BLOCK 32 IN NORTH WEST LAND ASSOCIATION SUBDIVISION OF THE WEST 1/2 OF THE NORTH WEST 1/4 OF SECTION 13, TOWNSHIP 48 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT RIGHT OF WAY OF NORTHWESTERN ELEVATED RAILROAD COMPANY) IN COOK COUNTY, ILLINOIS.

P.I.N.: 13-13-108-017

Address: 4637-41 North Albany  
Chicago, Illinois

Project No. IL06P002103

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**Legal Description**  
**5700 S. Elizabeth**  
**Chicago, Illinois**

LOTS 241 AND 242 IN CENTRE AVENUE ADDITION OF SECTION 17, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

P.I.N.: 20-17-122-048

Address: 5700 S. Elizabeth  
Chicago, Illinois

Project No. ILO6P002103

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**Legal Description**  
**1751-53 N. LeClaire**  
**Chicago, Illinois**

LOTS 33 AND 34 IN BLOCK 10 IN CRAGIN, BEING CHARLES B. HOSMERS  
SUBDIVISION OF PART OF THE SOUTH EAST 1/4 OF SECTION 33, TOWNSHIP 40  
NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY,  
ILLINOIS.

P.I.N.: 13-33-413-003-0000

Address: 1751-53 N. LeClaire  
Chicago, Illinois

Project No. ILO6P002103

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**Legal Description**  
**1847 North Lowell Avenue**  
**Chicago, Illinois**

**LOT 3 AND THE NORTH 1/2 OF LOT 4 IN BLOCK 15 IN GARFIELD, BEING A  
SUBDIVISION OF THE SOUTH EAST 1/4 OF SECTION 34, TOWNSHIP 40 NORTH,  
RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THE WEST 307  
FEET OF THE NORTH 631.75 FEET AND THE WEST 333 FEET OF THE SOUTH 1295  
FEET THEREOF) IN COOK COUNTY, ILLINOIS.**

P.I.N.: 13-34-409-003-0000

Address: 1847 North Lowell Avenue  
Chicago, Illinois

Project No. ILO6PO02103



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**Legal Description**  
**1526 N. Harding**  
**Chicago, Illinois**

THE NORTH 12 FEET OF LOT 40 AND THE SOUTH 16 FEET OF LOT 41 IN BLOCK 1  
IN HOSMER AND MACKEY'S SUBDIVISION OF BLOCKS 1 TO 6, 12 TO 16 IN FREERS  
SUBDIVISION OF THE WEST 1/2 OF THE NORTH WEST 1/4 OF SECTION 2,  
TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN  
COOK COUNTY, ILLINOIS.

P.I.N.: 16-02-100-027

Address: 1526 N. Harding  
Chicago, Illinois

Project No. ILO6P002103

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**Legal Description**  
**2525 N. Neva Avenue**  
**Chicago, Illinois**

NORTH 1/2 OF LOT 34 ALL OF LOT 35 IN BLOCK 5 IN V. M. WILLIAM'S  
DIVERSEY AVENUE SUBDIVISION OF THE NORTH 3/4 OF THE WEST 1/2 OF THE  
WEST 1/2 OF THE SOUTH WEST 1/4 OF SECTION 30, TOWNSHIP 40 NORTH, RANGE  
13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

P.I.N.: 13-30-317-009

Address: 2525 N. Neva Avenue  
Chicago, Illinois

Project No. ILOWP002105

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**Legal Description**  
**4821 West Palmer**  
**Chicago, Illinois**

LOT 14 AND THE EAST 2.9/12 FEET OF LOT 15 IN BLOCK 15 IN CHICAGO LAND INVESTMENT COMPANY'S SUBDIVISION OF PART OF THE NORTH EAST 1/4 OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

P.I.N.: 13-33-221-018

Address: 4821 West Palmer  
Chicago, Illinois

Project No. IL06P002105

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**Legal Description**  
**1423 West Edgewater**  
**Chicago, Illinois**

LOT 91 IN CLARK STREET ADDITION TO EDGEWATER, BEING A SUBDIVISION OF THAT PART OF THE SOUTH WEST 1/4 OF THE SOUTH WEST 1/4 OF SECTION 5, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING NORTH OF THE SOUTH 43 RODS THEREOF AND EAST OF CLARK STREET, IN COOK COUNTY, ILLINOIS.

P.I.N.: 14-05-321-028

Address: 1423 West Edgewater  
Chicago, Illinois

Project No. ILOWP002105

PROPERTY of Cook County Clerk's Office

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**Legal Description**  
**6214-16 North Wayne**  
**Chicago, Illinois**

LOT 46 IN JOHN N. YOUNG'S GRAND AVENUE ADDITION TO CHICAGO IN SECTION 5, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO PLAT THEREOF RECORDED MARCH 30, 1891 AS DOCUMENT 1441337, IN COOK COUNTY, ILLINOIS.

P.I.N.: 14-05-112-026

Address: 6214-16 North Wayne  
Chicago, Illinois

Project No. IL06P002105

Property of Cook County Clerk's Office

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**Legal Description**  
**6207-11 S. Richmond**  
**Chicago, Illinois**

LOTS 37 AND 38 IN COBE AND MC KINNON'S 63RD STREET AND SACRAMENTO AVENUE SUBDIVISION OF THE EAST 1/2 OF THE SOUTH WEST 1/4 OF SECTION 13, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

P.I.N.: 19-13-329-002

Address: 6207-11 S. Richmond  
Chicago, Illinois

Project No. IL06P002105

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**Legal Description**  
**7329 S. Rockwell**  
**Chicago, Illinois**

**LOT 31 IN BLOCK 4 IN HINKAMP AND COMPANY'S COLUMBUS AVENUE SUBDIVISION  
A RESUBDIVISION OF PART OF WABASH ADDITION TO CHICAGO IN THE SOUTH EAST  
1/4 OF THE NORTH EAST 1/4 OF SECTION 25, TOWNSHIP 38 NORTH, RANGE 13  
EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.**

P.I.N.: 19-25-220-010-0000

Address: 7329 S. Rockwell  
Chicago, Illinois

Project No. IL06P002105