



Doc#: 0629106000 Fee: \$28.50  
Eugene "Gene" Moore RHSP Fee:\$10.00  
Cook County Recorder of Deeds  
Date: 10/18/2006 10:53 AM Pg: 1 of 3

## COVENANT

Know all men by these presents that the undersigned Edgebrook Glen LLC an Illinois Limited Liability Company, as owner as aforesaid of the title to the property legally described as follows:

### Legal Description See Attached Exhibit "A"

5720 N. Lockwood Ave.	5159 W. Olive Ave.	5659 N. Lockwood Ave.
5716 N. Lockwood Ave.	5200 W. Olive Ave.	5701 N. Lockwood Ave.
5712 N. Lockwood Ave.	5204 W. Olive Ave.	5705 N. Lockwood Ave.
5706 N. Lockwood Ave.	5208 W. Olive Ave.	5711 N. Lockwood Ave.
5700 N. Lockwood Ave.	5212 W. Olive Ave.	5246 W. Seminole
5658 N. Lockwood Ave.	5658 N. Laramie Ave.	5242 W. Seminole
5652 N. Lockwood Ave.	5700 N. Laramie Ave.	5236 W. Seminole
5646 N. Lockwood Ave.	5706 N. Laramie Ave.	5224 W. Seminole
5643 N. Lockwood Ave.	5710 N. Laramie Ave.	5220 W. Seminole
5638 N. Lockwood Ave.	5651 N. Latrobe Ave.	5214 W. Seminole
5245 W. Olive Ave.	5655 N. Latrobe Ave.	5210 W. Seminole
5241 W. Olive Ave.	5659 N. Latrobe Ave.	5206 W. Seminole
5237 W. Olive Ave.	5701 N. Latrobe Ave.	5734 N. Latrobe Ave.
5233 W. Olive Ave.	5705 N. Latrobe Ave.	5732 N. Latrobe Ave.
5229 W. Olive Ave.	5711 N. Latrobe Ave.	5728 N. Latrobe Ave.
5225 W. Olive Ave.	5652 N. Latrobe Ave.	5724 N. Latrobe Ave.
5219 W. Olive Ave.	5654 N. Latrobe Ave.	5731 N. Latrobe Ave.
5215 W. Olive Ave.	5658 N. Latrobe Ave.	5725 N. Latrobe Ave.
5211 W. Olive Ave.	5700 N. Latrobe Ave.	
5207 W. Olive Ave.	5706 N. Latrobe Ave.	
5203 W. Olive Ave.	5651 N. Lockwood Ave.	
5201 W. Olive Ave.	5655 N. Lockwood Ave.	

Commonly known as 5200 W. Armstrong, Chicago, Illinois, 60646

PIN 13-04-308-006-0000  
13-04-308-007-0000  
13-04-312-015-0000  
13-04-409-005-0000

Does hereby covenant and agree for itself, its successors and assigns that the maintenance and repair of the common lines located anywhere on the property from the point of connection to the existing sewer mains in the public street or existing easements shall be the responsibility of the owners of the 64 single family homes to be constructed as approved by the City of Chicago, as amended from time to time, and shall not be the responsibility of the City of Chicago. It is agreed that the operation and maintenance of the grounds to provide on-site storm water retention in open areas and across private yards shall be the responsibility of the owners of the single family homes and/or

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townhouses to be constructed on the site and shall not be the responsibility of the City of Chicago. Each owner grants and conveys to each adjacent owner the perpetual right and easement to discharge surface storm drainage and runoff from the grantee's open areas and private yards upon and across the surface of the grantor's open areas and private yards.

No owner shall alter or permit the alteration of the surface of open areas or private yards or storm water retention systems if the alteration would increase the flow of surface water onto an adjacent lot. It is further granted that the City of Chicago, including its water management department, water section shall have full right and authority to access all services valves and water meters wheresoever located on the property. 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 services to the above described premises.

This instrument is executed by Edgebrook Glen LLC as owner. All the terms provisions, stipulations, covenants and conditions to be performed by Edgebrook Glen LLC are undertaken by it solely as owner, as aforesaid, and not individually and all statements herein made are made on information and belief and are to be constructed accordingly, and no personal liability shall be asserted or be enforceable against Edgebrook Glen LLC by reason of any terms, provisions, stipulations, covenants and/or statements contained in this instrument.

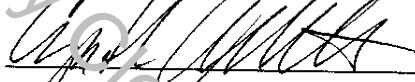
Date: October 13, 2006

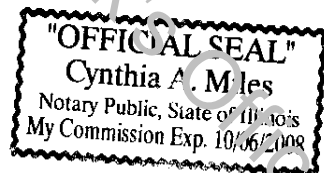
Edgebrook Glen LLC  
By CA Development, Inc.  
Managing Member

  
J. Paul Bertsche, Vice President

This document prepared by and return to:  
J. Paul Bertsche, Esq.  
3880 N. Milwaukee Ave.  
Chicago, IL 60641

Subscribed and sworn to before me  
This 13<sup>th</sup> day of October, 2006

  
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4. The land referred to in this policy is described as follows:

## PARCEL 1:

A PARCEL OF LAND COMPRISED OF PARTS OF LOTS 5, 6 AND 7 IN THE SUBDIVISION (BY KAY, ET AL) OF THE SOUTHWEST FRACTIONAL QUARTER OF FRACTIONAL SECTION 4, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN AND OF PART OF THE SOUTHEAST FRACTIONAL QUARTER OF SAID FRACTIONAL SECTION 4, WHICH PARCEL IS DESCRIBED AS FOLLOWS:

BEGINNING AT THE POINT OF INTERSECTION OF A LINE 239.78 FEET (MEASURED PERPENDICULARLY) NORTH OF AND PARALLEL TO THE SOUTH LINE OF SAID FRACTIONAL SECTION 4 WITH A SOUTHWARD EXTENSION OF THE LINE (PERPENDICULAR TO SAID SOUTH SECTION LINE) WHICH FORMS THE EAST END OF W. ARMSTRONG AVENUE, AS PER PLAT OF DEDICATION RECORDED IN THE RECORDER'S OFFICE OF COOK COUNTY, JANUARY 18, 1948, AS DOCUMENT NUMBER 13700508, AND RUNNING THENCE EAST ALONG THE ABOVE MENTIONED PARALLEL LINE A DISTANCE OF 586.45 FEET TO A POINT 269.27 FEET WEST OF THE POINT OF INTERSECTION OF SAID PARALLEL LINE WITH THE WESTERLY LINE OF THE RIGHT OF WAY OF THE CHICAGO, MILWAUKEE, ST. PAUL AND PACIFIC RAILROAD COMPANY; THENCE SOUTHEASTWARDLY ALONG THE ARC OF A CIRCLE HAVING A RADIUS OF 411.33 FEET, CONVEX NORTHEASTERLY AND TANGENT TO SAID PARALLEL LINE, A DISTANCE OF 392.32 FEET TO ITS INTERSECTION WITH THE WESTERLY LINE OF SAID RIGHT OF WAY AT A POINT THEREON WHICH IS 71.09 FEET, MORE OR LESS, NORTHWESTERLY FROM THE POINT OF INTERSECTION OF SAID WESTERLY RIGHT OF WAY LINE WITH THE SAID SOUTH LINE OF FRACTIONAL SECTION 4; THENCE NORTHWARDLY ALONG SAID WESTERLY RIGHT OF WAY LINE A DISTANCE OF 815.80 FEET TO ITS INTERSECTION WITH THE NORTH LINE OF SAID LOT 5, WHICH NORTH LINE IS IDENTICAL WITH THE SOUTH LINE OF BUTLER'S SUBDIVISION OF LOT 4 IN SAID SUBDIVISION (BY KAY, ET AL) AS THE SAME IS LAID OUT AND OCCUPIED; THENCE WEST ALONG SAID NORTH LINE OF LOT 5 A DISTANCE OF 630.98 FEET TO ITS INTERSECTION WITH A NORTHWARD EXTENSION OF SAID LINE (PERPENDICULAR TO SAID SOUTH SECTION LINE) WHICH FORMS THE EAST END OF SAID W. ARMSTRONG AVE; AND THENCE SOUTH ALONG SAID LINE, PERPENDICULAR TO SAID SOUTH SECTION LINE, A DISTANCE OF 582.24 FEET TO THE POINT OF BEGINNING, IN THE COUNTY OF COOK AND STATE OF ILLINOIS.

## PARCEL 2:

LOT 25 IN BUTLER'S SUBDIVISION OF LOT 4 IN KAY'S SUBDIVISION OF THE SOUTHWEST FRACTIONAL QUARTER OF SECTION 4, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

AND

LOT 43 IN BUTLER'S RESUBDIVISION OF LOTS 6 TO 24 INCLUSIVE OF BUTLER'S SUBDIVISION OF LOT 4 OF KAY'S SUBDIVISION OF THE SOUTHWEST FRACTIONAL QUARTER OF SECTION 4, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Exhibit "A"