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STATE OF ILLINOIS        }  
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                                      }        SS  
COUNTY OF COOK        }

Doc#: 1033329133 Fee: \$62.00  
Eugene "Gene" Moore RHSP Fee:\$10.00  
Cook County Recorder of Deeds  
Date: 11/29/2010 03:14 PM Pg: 1 of 3

## AGREEMENT AND GRANT OF EASEMENT

The parties hereto being the Warehouse 312 Loftominium Association ("Association") and Nathan Semple as owner of Unit 6A in the Association's premises ("Unit 6A") enter into this Agreement and Grant of Easement this 11<sup>th</sup> day of November, 2010 as follows:

WHEREAS the Association is in need of a water line and spigot up to and on the roof of the Association's premises; and

WHEREAS Unit 6A is agreeable to allow the Association to install and maintain the Association's water line and spigot up to and on the roof of the Association's premises.

IT IS HEREBY AGREED AND A GRANT OF EASEMENT IS HEREBY GIVEN AS FOLLOWS:

1. Unit 6A and its current owner Nathan Semple do hereby grant an easement to the Association to construct, install, operate and maintain the Association's water pipe and necessary fixtures in, through, and out the ceiling of Unit 6A.
2. This easement is hereby granted to the Association so long as the Association deems it necessary, for whatever purpose water is needed or used on the roof of the Association's premises. This easement is only voidable by the Association.
3. Unit 6A grants this easement and it shall remain in full force and effect during Nathan Semple's ownership of Unit 6A and thereafter during any and all succeeding owners. It shall be binding on all owners of Unit 6A after Nathan Semple until the Association in writing deems the water pipe and necessary fixtures no longer necessary.

"THE SIGNATURES OF THE PARTIES EXECUTING THIS DOCUMENT  
ARE COPIES AND ARE NOT ORIGINAL SIGNATURES."

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4. The Association shall be solely responsible for any and all damages caused by its subject water pipe and necessary fixtures, and the Association agrees to hold harmless and indemnify Unit 6A and its owners of record for any such damages.

5. Unit 6A agrees that said water pipe and its necessary fixtures are not for use by Unit 6A, and shall only be operated by the Association and its authorized agents.

6. The Association shall be solely responsible for the construction, erection, installation and maintenance of the water pipe and its necessary fixtures. The Association shall return Unit 6A to its original condition, including said water pipe and its necessary fixtures, after the installation is complete and will clean Unit 6A of all dirt and debris caused thereby.

7. Attached hereto is the legal description of Unit 6A. After this document is endorsed, it shall be recorded in the claim of title of Unit 6A at the Cook County Recorder of Deeds.

Date: 11/11/10  
Unit 6A  
Nathap Semple

Date: 11/11/10  
The Association  
by: [Signature] (Assoc. President)  
Authorized Agent

WITNESS my hand and seal this \_\_\_\_ day of \_\_\_\_\_, 2010.

WITNESS my hand and seal this \_\_\_\_ day of \_\_\_\_\_, 2010.

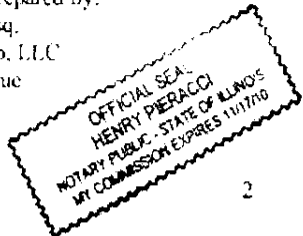
Subscribed and sworn to before me this \_\_\_\_ day of \_\_\_\_\_, 2010.

Subscribed and sworn to before me this \_\_\_\_ day of \_\_\_\_\_, 2010.

\_\_\_\_\_  
Notary Public

\_\_\_\_\_  
Notary Public

This document was prepared by:  
George S. Spataro, Esq.  
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Berwyn, IL 60402  
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## LEGAL DESCRIPTION

PARCEL 1: UNIT 6A/B IN THE WAREHOUSE 312 LOFTOMINIUM, A CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: PARTS OF LOTS 1, 4, 5, 8, 9, 12, 13 AND 16 IN THE SUBDIVISION OF BLOCK 11 IN CARPTENTER'S ADDITION TO CHICAGO IN THE SOUTHEAST ¼ OF SECTION 8, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENTS NUMBER 00769057, AS AMENDED, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2: EASEMENTS FOR INGRESS, USE AND ENJOYMENT FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN AND CREATED BY DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND RECIPROCAL EASEMENTS RECORDED AS DOCUMENT NUMBER 00730334.

PIN: 17-08-408-012-1010

Commonly known as: Unit 6A of the Warehouse 312 Loftominium Association, 312 May Street, Chicago, Illinois.

Mail to:

Mr. Eric Renkens  
The Building Group  
1045 W. Lawrence Avenue  
Chicago, IL 60640