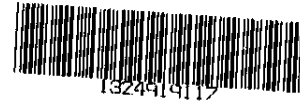


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4 of 4



Recorder's Stamp

Doc#: 1324919117 Fee: \$44.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 09/06/2013 02:46 PM Pg: 1 of 4

**DECLARATION OF  
ABROGATION OF  
PARTY ELEMENTS  
AND ENCROACHMENT  
DECLARATION  
(14-16 East Pearson Street)**

**After Recording Mail To:**  
Office of the General Counsel  
Loyola University of Chicago  
820 N. Michigan Ave., Suite 750  
Chicago, Illinois 60611

**Name & Address of Taxpayer:**  
Office of the General Counsel  
Loyola University of Chicago  
820 N. Michigan Ave., Suite 750  
Chicago, Illinois 60611

THIS DECLARATION OF ABROGATION OF PARTY ELEMENTS AND ENCROACHMENT DECLARATION ("Declaration") is made this 2<sup>nd</sup> day of April, 2013, by Loyola University of Chicago, an Illinois not-for-profit corporation (hereinafter referred to as "Loyola").

fidelity 999,000 423 <sup>Dikw</sup>

WITNESSETH:

WHEREAS, Loyola is the current owner of certain real estate in Chicago, Illinois, commonly known as (i) 14 East Pearson Street ("Parcel 1"), and (ii) 16 East Pearson Street ("Parcel 2") (collectively, the "Party Wall Parcels"), which Party Wall Parcels are legally described in Exhibit A attached hereto and made a part hereof; and

WHEREAS, by that certain Party Elements and Encroachment Declaration made as of May 15, 1980 executed by River Forest State Bank and Trust Company, not personally, but as Trustee under Trust Agreement dated October 15, 1979 and known as Trust No. 2574 (the "Trustee"), and recorded in the Recorder's Office of Cook County on June 16, 1980 as document no. 25486979 (the "Party Wall Agreement") said Trustee declared the Party Wall Parcels to be subject to certain "Party Wall" and "Party Elements" rights, as defined and described more fully in such Party Wall Agreement (the "Party Wall Rights"); and

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WHEREAS, the need for the Party Wall Rights has terminated because of Loyola's common ownership of the Party Wall Parcels; and

WHEREAS, Loyola, as the sole owner of all of the real property encumbered by or served by the Party Wall Agreement, therefore desires to merge, abrogate, close, abandon, release, cancel and eliminate the Party Wall Rights and the Party Wall Agreement;

NOW, THEREFORE:

Loyola declares that, by its execution and recording of this Declaration, it hereby cancels and releases the Party Wall Agreement and merges, abrogates, closes, abandons, releases, cancels and eliminates the Party Wall Rights established pursuant thereto.

IN WITNESS WHEREOF, the Senior Vice President for Capital Planning and Campus Management and the Secretary of Loyola have set their hands and seal to the foregoing Declaration as of the day and year first above written.

LOYOLA UNIVERSITY OF CHICAGO,  
an Illinois not-for-profit corporation

Attest:

By: Wayne Magdziarz  
Wayne Magdziarz  
Senior Vice President for  
Capital Planning and Campus  
Management

By: Ellen Kane Munro  
Ellen Kane Munro  
Secretary

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STATE OF ILLINOIS        )  
  ) ss  
COUNTY OF COOK        )

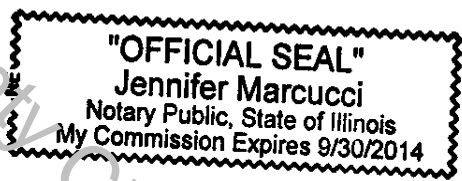
I, the undersigned, a Notary Public, in and for the County and State aforesaid, do hereby certify, that Wayne Magdziarz, personally known to me to be the Senior Vice President for Capital Planning and Campus Management for Loyola University of Chicago, an Illinois not-for-profit corporation (the "Corporation"), and Ellen Kane Munro, personally known to me to be the Secretary of such Corporation, both personally known to me to be the same persons whose names are subscribed to the foregoing Declaration, appeared before me this day in person and acknowledged that as such Senior Vice President and such Secretary, respectively, each such person signed and delivered such Declaration pursuant to authority given by said Corporation, as his or her free and voluntary act, and as the free and voluntary act and deed of the Corporation, for the uses and purposes therein set forth.

Given under my hand and official seal, this 2nd day of April, 2013.

Commission expires 9/30/14.

*Jennifer Marcucci*  
Notary Public

**Name & Address of Preparer:**  
Steve Holler  
Staff Attorney  
Office of the General Counsel  
Loyola University of Chicago  
820 N. Michigan Avenue, Suite 750  
Chicago, Illinois 60611  
(312) 915-6238



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## EXHIBIT A

### Legal Description of Party Wall Parcels

#### Parcel 1 Legal Description

THAT PART OF BLOCK 18 IN THE CANAL TRUSTEES' SUBDIVISION OF THE SOUTH FRACTIONAL QUARTER OF SECTION 3, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, BOUNDED BY A LINE DESCRIBED AS FOLLOWS: COMMENCING AT A POINT ON THE SOUTH LINE OF SAID BLOCK 18, 118.5 FEET EAST OF THE SOUTHWEST CORNER THEREOF; THENCE EAST, ALONG THE SOUTH LINE OF THE SAID BLOCK, 17.41 FEET; THENCE NORTH 100.5 FEET TO A POINT 162.25 FEET WEST OF THE EAST LINE OF THE SAID BLOCK; THENCE WEST 17.35 FEET; THENCE SOUTH 100.5 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

Commonly known as: 14 East Pearson Street, Chicago, Illinois  
Permanent Index Number: 17-03-223-019

#### Parcel 2 Legal Description

THAT PART OF BLOCK 18 IN THE CANAL TRUSTEES' SUBDIVISION OF THE SOUTH FRACTIONAL QUARTER OF SECTION 3, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, BOUNDED BY A LINE DESCRIBED AS FOLLOWS: COMMENCING AT A POINT ON THE SOUTH LINE OF BLOCK 18, 135.91 FEET EAST OF THE SOUTHWEST CORNER THEREOF; THENCE EAST ALONG THE SOUTH LINE OF THE SAID BLOCK 17.59 FEET; THENCE NORTH 100.5 FEET TO A POINT WHICH IS 145.3 FEET WEST OF THE EAST LINE OF THE SAID BLOCK; THENCE WEST 16.95 FEET; THENCE SOUTH 100.5 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

Commonly known as: 16 East Pearson Street, Chicago, Illinois  
Permanent Index Number: 17-03-223-020

1: DECLARATION OF ABROGATION 14-16 EAST PEARSON