PARTY WALL DECLARATION

Whereas, the undersigned, Gloria J.

are the present title holders of the following described real estate, upon which there has been erected a townhouse residence; 9639 S. Jeffery Chicago, Illinois

Lot 26 except the North 12 Feet 6 inches thereof) and the North 2 feet 1 inch of Lot 25 in Block 11 in Van Vlissingen Heights Subdivision a subdivision of parts of the East 2/3 of the Northwest 1/4 and of the West 1/2 of the Northeast 1/4, North of Indian Boundary Line of Section 12, Township 37 North, Range 14, East of the Third Principal Meridian, according to the plat thereof recorded May 25, 1926 & Document 9286759 in Cook County, Illinois.

PIN 25 12 204 070

This document prepared by: James J. Seaberry 127 N. Dearborn Chicago, IL 60602

M(11:57)

Whereas, in the construction of said building there is a wall dividing both said residences, and

Whereas, it is the intention of the undersigned that in the event of sale or transfer of either or both of said residences, that said dividing wall remain in the same condition for the use of any and all subsequent purchasers;

Now, therefore, for the purpose of declaring the r intentions, the undersigned hereby state:

- Said dividing wall shall be a party wall for said real estate so long as both of said residences as now constructed shall not be materially altered or changed.
- No persons shall have the right to add or to detract from the party wall in any manner whatsoever, it being the intention that the party wall shall at all times remain in the same position as when erected.
 - If it shall become necessary to repair the party wall,

UNOFFICIAL COPY

Page Two

the expense of rebuilding the same shall be borne by the then owners of the fee, in equal proportions, and whenever the party wall, or any portion thereof, shall be rebuilt, it shall be efected on the same place where it stands and be of the same size as when originally erected as shown by survey dated 5-25-26

- 4. This doclaration shall at all times be constructed as a covenant runing with the land.
- This declaration shall be binding upon the undersigned, their successors, assigns and grantees.

In Witness Whereof, the parties have caused this agreement to be signed this 15 day of 00

PIN 25 J2 204 071

25 12 204 069

9639 S. Jeffery Chicago, Ill.

PIN 25 12 204 070

STATE of Illinois County of Cook

I the undersigned, a notary public in and for the county and State. Gloria J. Farris personally known to me to be the same person whose name appears signed and sealed, and delivered the said instrument as frequent

voluntary act for the uses and purposes therein set forth, including the release

South Holland Trust V Sogr Mill TO - 16178 South Park South Holkerd, El.

UNOFFICIAL COPY

Property of County Clerk's Office