

14 6 31 UNOFFICIAL COPY 4838 W Quincy
COOK COUNTY, ILLINOIS FILED FOR RECORD 93404830
23 MAY 27 PM 3:57 93404830 35 Jm

JOINDER OF AGREEMENT

This Joinder of Agreement ("Joinder of Agreement") is made this 12th day of MAY, 1993, by and between Quincy Homes Limited Partnership, an Illinois limited partnership, having its principal offices c/o City Lands Corp., 5100 West Harrison Street, Chicago, Illinois 60644 ("Fee Owner") and the City of Chicago, an Illinois municipal corporation, having its offices at 121 North LaSalle Street, Chicago, Illinois 60602 ("City").

RECITALS

WHEREAS, the City Council of the City of Chicago, by ordinance adopted June 7, 1990, established the New Homes for Chicago Program ("New Homes Program") to assist developers with the construction of new single-family housing within the City which shall be affordable to many families;

WHEREAS, the Fee Owner and the City have executed that certain "Redevelopment Agreement, New Homes for Chicago Program, Quincy Homes Limited Partnership" dated as of November 26, 1991 and recorded with the Office of the Recorder of Deeds of Cook County, Illinois on January 30, 1992 as document #92060024 ("Redevelopment Agreement") providing in part for the construction by the Fee Owner of new single family housing in the Austin neighborhood of the City in conjunction with the City's New Homes Program;

WHEREAS, the terms of the Redevelopment Agreement anticipate that the housing units shall be constructed in part on property owned by the Fee Owner as of the date of the Redevelopment Agreement or to be acquired by the Fee Owner in order to fulfill his contractual obligations to construct the housing under the terms of the Redevelopment Agreement;

WHEREAS, in order to achieve performance of said contractual obligations, the Fee Owner has acquired that certain real property ("Property") described on Exhibit A attached hereto;

WHEREAS, the Fee Owner intends to construct a single family housing unit ("Unit") on the Property in conjunction with the New Homes Program and the terms of the Redevelopment Agreement;

WHEREAS, the Fee Owner shall construct the housing unit utilizing in part a City Subsidy (as such term is defined in the Redevelopment Agreement);

73-28-292, D2, MEAL
73-28-295

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PROPERTY OF COOK COUNTY CLERK'S OFFICE

IN WITNESS WHEREOF, I have hereunto set my hand and the seal of the County of Cook, Illinois, this 1st day of January, 1900.

CLERK

Witness my hand and the seal of the County of Cook, Illinois, at Chicago, Illinois, this 1st day of January, 1900.

Attest: My hand and the seal of the County of Cook, Illinois, at Chicago, Illinois, this 1st day of January, 1900.

Witness my hand and the seal of the County of Cook, Illinois, at Chicago, Illinois, this 1st day of January, 1900.

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Property of Cook County Clerk's Office

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WHEREAS, the City Subsidy shall be evidenced by a promissory note and secured by a mortgage which shall encumber the title to the Property;

WHEREAS, as consideration for the City entering into the Redevelopment Agreement and allowing for the utilization by the Fee Owner of the City Subsidy to provide funds for the construction of the Unit on the Property, and other benefits accruing to the Fee Owner by virtue of its participation in the New Homes Program, the Fee Owner hereby agrees that the Property shall be developed in conjunction with the terms of the Redevelopment Agreement and the New Homes Program;

NOW, THEREFORE, in consideration of the mutual covenants and agreements contained herein, the parties agree as follows:

1. Unless defined herein, all capitalized terms shall have the meanings ascribed to them in the Redevelopment Agreement.
2. Subject to the terms and conditions of the Joinder of Agreement, the Fee Owner agrees to construct a Unit upon the Property in accordance with the New Homes Program and the terms of the Redevelopment Agreement.
3. Provided that the Fee Owner constructs the Unit upon the Property in accordance with the New Homes Program and the terms of the Redevelopment Agreement and obtains the certificate from the City, and the City is prepared to exercise a Release of the City's Mortgage encumbering the Property in accordance with subsection 4.7 of the Redevelopment Agreement, the City shall execute and deliver to the Fee Owner, concurrently therewith, an appropriate document (in recordable form) releasing the Property from the encumbrances and restrictions described in the Joinder of Agreement.
4. In the event that the Redevelopment Agreement is terminated by mutual agreement of the parties thereto, or if, for any reason, the Fee Owner is released or excused by the City from its obligation to construct a Unit on the Property, the City shall promptly execute an appropriate document (in recordable form) releasing the Property from the encumbrances and restrictions described in the Joinder of Agreement.
5. The Joinder of Agreement shall be construed in accordance with the laws of the State of Illinois.

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The undersigned, Clerk of Cook County, Illinois, do hereby certify that the foregoing is a true and correct copy of the original as the same appears in the records of the County Clerk's Office.

This document is a true and correct copy of the original as the same appears in the records of the County Clerk's Office. It is certified that the same is a true and correct copy of the original as the same appears in the records of the County Clerk's Office.

Witness my hand and the seal of the County Clerk's Office at Chicago, Illinois, this _____ day of _____, 19____.

Clerk of Cook County, Illinois

Notary Public

Notary Public

Notary Public

Notary Public

Notary Public

Notary Public

Notary Public

Notary Public

Notary Public

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IN WITNESS WHEREOF, the parties have executed or caused the Joinder of Agreement to be executed, all as of the date first above written.

CITY OF CHICAGO,
a municipal corporation

By: *Marina Carrott*
Marina Carrott
Commissioner
Department of Housing

QUINCY HOMES LIMITED PARTNERSHIP,
an Illinois limited partnership

By: **CITY LANDS CORP.**
a Delaware corporation,
a general partner

By: *Susan McCann*
Susan McCann
Senior Vice-President and
Assistant Secretary

By: *Linda Brace*
Linda Brace,
Development Officer

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IN WITNESS WHEREOF, I have hereunto set my hand and the seal of the Court at Chicago, Illinois, this _____ day of _____, 20__.

Clerk of the Court

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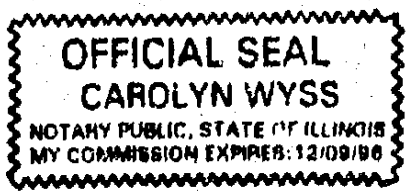
STATE OF ILLINOIS)
COUNTY OF COOK)

I, Carolyn Wyss, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Marina Carrott, personally known to me to be the Commissioner of the Department of Housing of the City of Chicago, a municipal corporation, and personally known to me as the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and being first duly sworn by me acknowledged that she, as Commissioner, signed and delivered the said instrument as her free and voluntary act, and the free and voluntary act of the City of Chicago, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 4 day of May, 1993.

Carolyn Wyss
Notary Public

My commission expires 12-9-96.



Notary Public of Cook County Clerk's Office

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STATE OF ILLINOIS

DEPARTMENT OF REVENUE

NOTICE OF DELINQUENT TAXES

Notice is hereby given that the following taxes have become delinquent and are subject to the provisions of the Tax Collection Law of 1989, which provides that the State of Illinois may sell the real estate of a delinquent taxpayer to satisfy the delinquent taxes. The delinquent taxes are as follows:

Parcel ID Number	Amount of Delinquent Taxes
100-000-0000	\$100.00
100-000-0000	\$100.00

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STATE OF ILLINOIS
DEPARTMENT OF REVENUE
NOTICE OF DELINQUENT TAXES

100-000-0000

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STATE OF ILLINOIS)

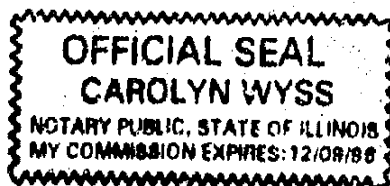
COUNTY OF COOK)

I, Carolyn Wyss, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Susan Mc Cann, personally known to me to be the Senior Vice-President and Assistant Secretary of City Lands Corporation, and personally known to me as the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and being first duly sworn by me acknowledged that as such Senior Vice-President and Assistant Secretary, she signed and delivered the said instrument as her free and voluntary act, and the free and voluntary act of said corporation, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 4 day of May, 1992.

Carolyn Wyss
Notary Public

My commission expires 12-9-96.



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RETURNED TO SENDER

NO POSTAGE
NECESSARY
IF MAILED
IN THE
UNITED STATES

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COOK COUNTY CLERK'S OFFICE

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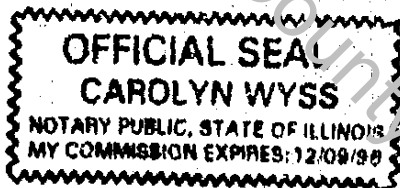
STATE OF ILLINOIS)

COUNTY OF COOK)

I, Carolyn Wyss, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Linda Brace, personally known to me to be the Development Officer for City Lands Corporation, and personally known to me as the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and being first duly sworn by me acknowledged that as such Development Officer she signed and delivered the said instrument as her free and voluntary act, and the free and voluntary act of said corporation, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 4 day of May, 1993.

Carolyn Wyss
Notary Public



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RECORD NO. 10000

BOOK NO. 10000

Number of copies made...
This document is a copy of the original...
and is not to be used as evidence...
in any court of law...
without the approval of the...
Clerk of Cook County...

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EXHIBIT A

THE EAST 3 FEET OF LOT 4 AND LOT 5 (EXCEPT THE EAST 3 FEET THEREOF) IN FRANK T. TURNER'S SUBDIVISION OF LOT 6 (EXCEPT THE EAST 132 FEET AND THE SOUTH 33 FEET THEREOF) IN THE SCHOOL TRUSTEE'S SUBDIVISION OF THE NORTH PART OF SECTION 16, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly known as: 4838 West Quincy Street,
Chicago, Illinois

Permanent Index Number: 16-16-208-032-0000

16-16-208-031-0000

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IN WITNESS

WHEREAS the Board of Supervisors of Cook County Illinois has resolved to issue bonds for the purpose of raising the money necessary to pay the principal and interest on the bonds of the County of Cook Illinois which are due and payable on the first day of January next and the Board of Supervisors has authorized the Board of Finance to execute and deliver the bonds of the County of Cook Illinois for the purpose aforesaid and the Board of Finance has accordingly executed and delivered the bonds of the County of Cook Illinois for the purpose aforesaid and the Board of Finance has accordingly executed and delivered the bonds of the County of Cook Illinois for the purpose aforesaid

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THIS INSTRUMENT PREPARED BY AND AFTER RECORDING RETURN TO:

MARK LENZ
ASSISTANT CORPORATION COUNSEL
REAL ESTATE AND LAND USE DIVISION
CITY OF CHICAGO
121 NORTH LASALLE STREET, ROOM 610
CHICAGO, ILLINOIS 60602
(312) 744-1041

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