

SEWER COVENANT

Know all men by these presents that on February 6, 1998, the undersigned, AMERICAN NATIONAL BANK not individually, but as Trustee under Trust Agreement dated December 17, 1990, and known as Trust No. 113156-03, holder as Trustee as aforesaid of the title to the properties legally described on Exhibit A attached hereto and made a part hereof, does hereby covenant and agree for itself, its successors and assigns, that the maintenance and repair of the common sewer lines located anywhere on the property from the point of connection to the sewer main in the public street shall be the responsibility of the owners of townhomes 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. 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 service to the above described premises.

This instrument is executed by AMERICAN NATIONAL BANK not personally but solely as Trustee, as aforesaid, in the exercise of the power and authority conferred upon and vested in it as such Trustee. All the terms, provisions, stipulations, covenants and conditions to be performed by AMERICAN NATIONAL BANK are undertaken by it solely as Trustee, as aforesaid, and not individually and all statements herein made are made on information and being and are to be construed accordingly, and no personal liability shall be asserted or be enforceable against AMERICAN NATIONAL BANK by reason of any of the terms, provisions, stipulations, covenants and/or statements contained in this instrument.

AMERICAN NATIONAL BANK, not individually, but as Trustee under Trust Agreement dated December 17, 1990 and known as Trust No. 113156-03.

By: [Signature]  
 Title: TRUST OFFICER

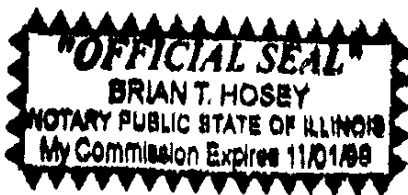
Attested: [Signature]  
 (ASSISTANT SECRETARY)

STATE OF ILLINOIS )  
 ) SS  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for the said County, in the state aforesaid, do hereby certify that Robert F. Neary, Trust Officer of American National Bank and J. Michael Whited, Assistance Trust Officer of said Bank, who are personally known to me to be the same persons whose names are subscribed to the foregoing instrument as Trust Officer and Assistance Trust Officer respectively appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their own free and voluntary act and as the free and voluntary act of said bank as trustee as aforesaid, for the uses and purposes therein set forth; and the Trust Officer then and there acknowledged that she/he as custodian of the corporate seal of said bank, did affix the corporate seal of said bank to said instrument as his/her own free and voluntary act and as the free and voluntary act of said bank as trustee as aforesaid, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 6th day of February, 1998.

Brian T. Hosey  
NOTARY PUBLIC



County Clerk's Office

EXHIBIT A

THE WEST 23.0 FEET OF THE NORTH 125.0 FEET OF LOTS 12 TO 48 BOTH INCLUSIVE AND VACATED ALLEYS TAKEN TOGETHER AS A TRACT OF LAND IN BLOCK 4 IN SPRINGER AND FOX'S ADDITION TO CHICAGO, IN THE NORTH WEST 1/4 OF SECTION 32, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.


PIN: 17-32-105-045

Commonly known as 1359 West 31st Place, Chicago, Illinois

LOT 20 IN BENSON RESUBDIVISION, BEING A RESUBDIVISION IN THE NORTHWEST 1/4 OF SECTION 32, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, AS PER PLAT THEREOF RECORDED NOVEMBER 29, 1994 AS DOCUMENT NO. 040022852, IN COOK COUNTY, ILLINOIS.

PIN: 17-32-105-069

Commonly known as 1315 West 32nd Street, Chicago, Illinois



Prepared by and return to: Wallace K. Moy  
53 West Jackson Boulevard  
Suite 1564  
Chicago, Illinois 60604