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COVENANT

between

ILLINOIS HISTORIC PRESERVATION AGENCY

87286808

and

THE CHICAGO ARCHITECTURE FOUNDATION

THIS AGREEMENT, made and entered into this 22<sup>nd</sup> day of May, 1987 by and between the Illinois Historic Preservation Agency, hereinafter called the Agency; and the Chicago Architecture Foundation, hereinafter called the Foundation;

WHEREAS, the Illinois Historic Preservation Agency has transferred, awarded and paid to the Foundation an Illinois Heritage Grant in the amount of Four Thousand One Hundred Fifty-Five Dollars (\$4,155.00) which sum was granted for the preservation of the Glessner House, located at 1800 South Prairie Avenue, Chicago, Illinois.

WHEREAS, this grant is used exclusively for the purpose and scope of work relating to the historic preservation of the Glessner House, located at 1800 South Prairie Avenue, Chicago, Illinois, as specified in the application from the Foundation to the Illinois Historic Preservation Agency, as amended from time to time by the Agency and the Foundation;

WHEREAS, the historic preservation work accomplished under this grant is in accordance with the "Secretary of the Interior's Standards for Historic Preservation Projects" as evidenced in plans, specifications, detailed descriptions or other materials submitted to the Agency and in accordance with recommendations and standards set forth;

WHEREAS, a Covenant is required on a property receiving grant assistance whenever the owner and/or the project sponsor has accrued certain tangible benefits;

WHEREAS, if the Glessner House, located at 1800 South Prairie Avenue, Chicago, Illinois, is made available through a rental arrangement to organizations other than the Foundation for various general public functions, the Foundation shall secure signed assurances from the renter stating that the renter shall not discriminate against individuals on the basis of race, creed, color, sex, age, handicap, or national origin while using the facility.

WHEREAS, the award to the Foundation does not preclude the Foundation or subsequent owners of the Glessner House, located at 1800 South Prairie Avenue, Chicago, Illinois, from applying for, and being considered without prejudice for state and federal funds as may be necessary to preserve fully the <sup>Corneau</sup> Glessner

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House, located at 1800 South Prairie Avenue, Chicago, Illinois, provided that subsequent project undertakings shall in no way duplicate work accomplished under this award;

NOW THEREFORE, in consideration of the mutual advantages resulting from the respective obligations assumed under this AGREEMENT:

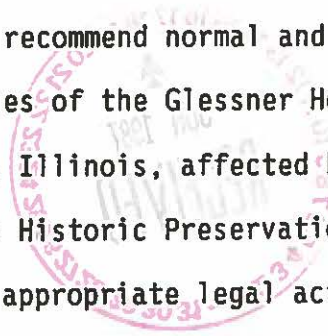
The Foundation Agree(s):

1. To maintain financial and administrative records pertaining to this grant award for at least three (3) years following the completion of all project work conducted under this grant, or until all claims and audit findings involving the project have been resolved;
2. To comply with the requirements of the Illinois Historic Preservation Agency and assume the cost of continued maintenance and repair of the property so as to preserve the architectural, historical, or archaeological integrity of the property for the specified period of time in order to protect and enhance those qualities that made the property eligible for listing on the National Register of Historic Places.
3. The Foundation agrees that when the Property is not clearly visible from a public right-of-way or includes interior work assisted with Illinois Heritage grant funds, the Property will be open to the public no less than 12 days a year on an equitably spaced basis and at other times by appointment. Nothing in this agreement will prohibit the Foundation from charging a reasonable nondiscriminatory admission fee, comparable to fees charged at similar facilities in the area. The Foundation further agrees that when the Property is not open to the public on a continuing basis, and when the improvements assisted with Illinois Heritage grant funds are not visible from the public way, notification will be published in newspapers of general circulation in the community area in which the Property is located giving dates and times when the Property will be open to the public. Documentation of such notice will be furnished annually to the State Historic Preservation Officer during the term of the agreement.

The Department Agrees:

1. To make periodic inspections of the site and facilities;
2. To recommend normal and routine preventive care of those areas and facilities of the Glessner House, located at 1800 South Prairie Avenue, Chicago, Illinois, affected by this historic preservation grant; and the Illinois Historic Preservation Agency may proceed to enforce this provision through appropriate legal action.

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THIS AGREEMENT SHALL BE IN FORCE from January 1, 1987 until December 31, 1996, and shall be recorded in the Office of the Recorder of Deeds of Cook County, Illinois, against the land whose legal description is as follows:  
(insert legal description of property):

Lots Thirty-nine (39) and Forty (40) and the North Nineteen (19) feet of Lot Thirty-Eight (38) in Block Nine (9), in the Assessor's Division of the Southwest fractional quarter of Section Twenty-two (22), Township Thirty-nine (39) North, Range Fourteen (14) East of the Third Principal Meridian, situated in the City of Chicago, County of Cook and State of Illinois.

17-22-308-043-0000

all FCO



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ACCORDINGLY, the parties have executed this agreement on the day and year first written above.

ILLINOIS HISTORIC PRESERVATION AGENCY

*Michael Devine*  
Michael Devine

Witness:

*Naomi Kamage*  
Notary Public Seal

*Will H. McClure*  
for the Chicago Architecture Foundation

*Will H. McClure*  
FEIN# 36-6144362

Witness:

*Christy K. Hule*  
Notary Public Seal

Commission Expires May 31, 1988

COUNTY RECORDER'S SEAL

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Prepared by:

Illinois Historic Preservation Agency  
Grants Management Section  
Old State Capitol  
Springfield, Illinois 62701

RECEIVED  
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11111 TRAN 9135 05/28/87 10:07:00  
#0582 # 197 \* 07-284908  
COOK COUNTY RECORDER  
\$14.25

*H Mail*