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2000-08-28 16:14:30
Cook County Recorder 27.00

File Number 6122-732-6



State of Illinois
Office of
The Secretary of State

Whereas,

ARTICLES OF INCORPORATION OF
1250 NORTH LASALLE CONDOMINIUM ASSOCIATION
INCORPORATED UNDER THE LAWS OF THE STATE OF ILLINOIS HAVE BEEN
FILED IN THE OFFICE OF THE SECRETARY OF STATE AS PROVIDED BY THE
GENERAL NOT FOR PROFIT CORPORATION ACT OF ILLINOIS, IN FORCE
JANUARY 1, A.D. 1987.

Now Therefore, I, Jesse White, Secretary of State of the State of Illinois, by virtue of the powers vested in me by law, do hereby issue this certificate and attach hereto a copy of the Application of the aforesaid corporation.

In Testimony Whereof, I hereto set my hand and cause to be affixed the Great Seal of the State of Illinois, at the City of Springfield, this 23RD day of AUGUST A.D. 2000 and of the Independence of the United States the two hundred and 25TH .



Jesse White

Secretary of State

C-212.3

Box 78

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NFP-102.10

ARTICLES OF INCORPORATION

(Do Not Write in This Space)

FILED
http://www.sos.state.il.us

SUBMIT IN DUPLICATE

Date P-2300

AUG 23 2000

Payment must be made by certified check, cashier's check, Illinois attorney's check, Illinois C.P.A.'s check or money order, payable to "Secretary of State."

Filing Fee \$50

Approved [Signature]

DO NOT SEND CASH!

JESSE WHITE
SECRETARY OF STATE
TO: JESSE WHITE, Secretary of State

Pursuant to the provisions of "The General Not For Profit Corporation Act of 1986," the undersigned incorporator(s) hereby adopt the following Articles of Incorporation.

Article 1. The name of the corporation is: 1250 North LaSalle Condominium Association

Article 2: The name and address of the initial registered agent and registered office are:

Registered Agent	<u>R & S AGENTS, INC.</u>		
	First Name	Middle Name	Last Name
Registered Office	<u>55 East Monroe Street, 46th Floor</u>		
	Number	Street	(Do not use P.O. Box)
	<u>Chicago</u>	IL <u>60603</u>	<u>Cook</u>
	City	ZIP Code	County

Article 3: The first Board of Directors shall be 3 in number, their names and residential addresses being as follows: (Not less than three)

Director's Names	Number	Street	Address City	State
<u>JEFFREY B. GELMAN,</u>	<u>1250 North LaSalle Street,</u>	<u>Chicago,</u>	<u>Illinois</u>	<u>60610</u>
<u>CHRISTINE GELMAN,</u>	<u>1250 North LaSalle Street,</u>	<u>Chicago,</u>	<u>Illinois</u>	<u>60610</u>
<u>ANDREW LEVIN,</u>	<u>1250 North LaSalle Street,</u>	<u>Chicago,</u>	<u>Illinois</u>	<u>60610</u>

Article 4. The purposes for which the corporation is organized are:

See Exhibit "A" attached hereto and by this reference made a part hereof.

Is this corporation a Condominium Association as established under the Condominium Property Act?
 Yes No (Check one)

Is this corporation a Cooperative Housing Corporation as defined in Section 216 of the Internal Revenue Code of 1954? Yes No (Check one)

Is this a Homeowner's Association which administers a common-interest community as defined in subsection (c) of Section 9-102 of the code of Civil Procedure? Yes No

Article 5. Other provisions (please use separate page):

Article 6.

NAMES & ADDRESSES OF INCORPORATORS

The undersigned incorporator(s) hereby declare(s), under penalties of perjury, that the statements made in the foregoing Articles of Incorporation are true.

Dated April 7, 2000 (Month & Day) (Year)

SIGNATURES AND NAMES

POST OFFICE ADDRESS

1. Signature: BARBARA J. DONATI; Name (please print): BARBARA J. DONATI; 2. Signature; Name (please print); 3. Signature; Name (please print); 4. Signature; Name (please print); 5. Signature; Name (please print)

1. 55 East Monroe Street, 46th Floor; Street: Chicago, Illinois 60603; City/Town: State: ZIP; 2. Street; City/Town: State: ZIP; 3. Street; City/Town: State: ZIP; 4. Street; City/Town: State: ZIP; 5. Street; City/Town: State: ZIP

(Signatures must be in BLACK INK on original document. Carbon copied, photocopied or rubber stamped signatures may only be used on the true copy.)

- If a corporation acts as incorporator, the name of the corporation and the state of incorporation shall be shown and the execution shall be by its President or Vice-President and verified by him, and attested by its Secretary or an Assistant Secretary.
• The registered agent cannot be the corporation itself.
• The registered agent may be an individual, resident in this State, or a domestic or foreign corporation, authorized to act as a registered agent.
• The registered office may be, but need not be, the same as its principal office.
• A corporation which is to function as a club, as defined in Section 1-3.24 of the "Liquor Control Act" of 1934, must insert in its purpose clause a statement that it will comply with the State and local laws and ordinances relating to alcoholic liquors.

FOR INSERTS - USE WHITE PAPER - SIZE 8 1/2 x 11

File No. FORM NFP-102.10 ARTICLES OF INCORPORATION under the GENERAL NOT FOR PROFIT CORPORATION ACT of

SECRETARY OF STATE DEPARTMENT OF BUSINESS SERVICES CORPORATION DIVISION SPRINGFIELD, ILLINOIS 62756 TELEPHONE (217) 782-9522 782-9523 (These Articles Must Be Executed and Filed in Duplicate)

Filing Fee \$50 C-157.11

EXHIBIT A

ATTACHED TO AND MADE A PART OF
ARTICLES OF INCORPORATION
OF
1250 NORTH LASALLE CONDOMINIUM ASSOCIATION

ARTICLE 4. The purposes for which the corporation is organized are:

1. To own and maintain the common areas of the 1250 North LaSalle Condominium Association in Cook County, Illinois, as a condominium association and to administer and enforce the covenants, conditions, restrictions, party walls and easements relating thereto, in accordance with the laws of the State of Illinois, the Declarations therefor and the By-Laws thereof.

2. The corporation shall have no capital stock and shall not be conducted for pecuniary profit. No distribution of the property of the corporation among the members of the corporation shall be made. All of the property of the corporation shall be devoted to the purposes hereinabove specified.

3. To provide for the management, maintenance and care of "association property" as that term is used and defined in Section 528 of the Internal Revenue Code of 1986, as amended. No part of the net earnings of the corporation shall inure (other than by acquiring, constructing or providing management, maintenance and care of association property and other than by a rebate of excess membership dues, fees or assessments) to the benefit of any private individual or member.

4. In furtherance and not in limitation of the powers conferred by applicable law, the Board of Directors of the corporation is expressly authorized to provide indemnification to the fullest extent permitted by Illinois law, it being the policy of the corporation to safeguard its directors, officers, management and employees from expense and liability for actions they take in good faith in furtherance of the interests of the corporation.