

UNOFFICIAL COPY



# EXHIBIT

ATTACHED TO

0010026951

DOCUMENT NUMBER

1-10-01

SEE PLAT BOOK

UNOFFICIAL COPY

Property of Cook County Clerk's Office

12/10/10

10-01-11

Prepared By:  
Ella Nelson, Esq  
19 S LaSalle #602  
Chicago, IL 60603

# EXHIBIT ATTACHED

RETURN TO: BOYS  
TICOR TITLE INSURANCE  
203 N. LaSALLE, STE. 1100  
CHICAGO, IL 60601  
RE: 465082

## AMENDMENT TO THE DECLARATION OF CONDOMINIUM OWNERSHIP EASEMENTS, RESTRICTIONS, COVENANTS AND BYLAWS FOR THE FULTON STREET LOFTS CONDOMINIUMS

This Amendment to the Declaration of Condominium Ownership,  
Easements, Restrictions, Covenants and Bylaws for the Fulton Street Lofts  
Condominiums is made and entered into this 12 day of December, 2000, by  
approval of the Board of Managers, and approval of the 67% ownership of the  
common element of the Fulton Street Lofts Condominiums for the following  
purpose:

1. To rescind and revoke the establishment of Units PU-15; PU-16;  
("old units");
2. To establish one (1) new unit (CS-1) as a replacement unit ("new  
unit");

(M)

115<sup>00</sup>  
1/10/01  
9M 2000

3. To amend Exhibit "D" (survey) to the Declaration to locate the newly created unit, to switch the location of certain units to accurately represent their location as conveyed and further to describe the vertical and horizontal dimensions of each existing parking unit in order to comply with Section 765 ILCS 605/5 of the Condominium Property Act of the State of Illinois;

4. To amend Exhibit "C" to the Declaration to show the replacement of the old unit numbers with the new unit number and its percentage.

**WITNESSETH:**

WHEREAS, the Declaration of Condominium Ownership, Easements, Restriction Covenants, and Bylaws for the Fulton Street Lofts Condominiums (hereinafter "Declaration") was recorded in the office of the Recorder of Deeds of Cook County, Illinois on October 21, 1998 as document number ~~9884651~~ and

WHEREAS, attached hereto as Exhibit "1" is a legal description of the property subject to this amendment; and

WHEREAS, Section 12.4 of the Declaration provides that:

... the provisions of this Declaration (including this paragraph) and the By-Laws may be amended by an instrument in writing setting forth such amendment that is signed and acknowledged by Owners who in the aggregate own at least two-thirds (2/3) in interest of the undivided ownership of the Common Elements, or that is approved by the affirmative vote of a majority of the votes cast by the Owners, in person or by proxy, at a duly convened general or special meeting of members and is executed and recorded by the President or a Vice President and the Secretary, an Assistant Secretary, Treasurer or other officer authorized by the Board;

and;

WHEREAS, all the Board members and at least 67% of the Unit Owners seek to amend the Declaration.

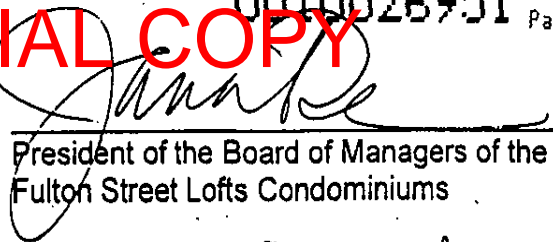
NOW, THEREFORE, after proper notice to all Unit Owners, upon action signed and acknowledged by the President and all of the Board members and approved, signed and acknowledged by the unit owners having at least 67% of the total vote, the Declaration is amended as follows:

1. Units PU-15; PU-16 are deleted in their entirety.
2. Unit CS-1 is hereby created and submitted to the terms of the Condominium Act and the Condominium Declaration recorded thereto.
3. Exhibit "C" is hereby amended to reflect that the percentage interest shown in Exhibit "C" for the "old units" PU15 and PU16 has been reallocated to the "new unit" CS-1. The percentage interest of all other units remain unchanged.
4. Exhibit "D" attached to the Declaration shall be amended to reflect the newly created Unit CS-1, the relocation of previously conveyed units and the vertical and horizontal dimensions of each parking unit in order to comply with Section 765 ILCS of the Condominium Property Act of the State of Illinois.
5. Except as expressly set forth herein, the Declaration shall remain in full force and effect in accordance with its terms.

IN WITNESS WHEREOF the Board Members of the Fulton Street Loft Condominiums and the Unit Owners having at least 67% interest in the common elements has caused its name to be signed to these presents on the dates herein stated.

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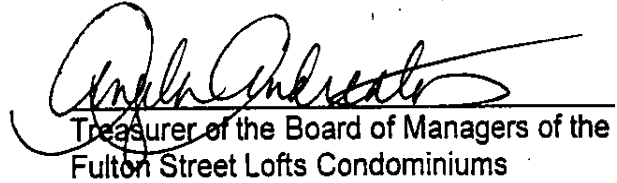
12/27/00  
Date

  
President of the Board of Managers of the  
Fulton Street Lofts Condominiums

12/27/00  
Date

Bernard M. Dalummo Jr  
Secretary of the Board of Managers of the  
Fulton Street Lofts Condominiums

12/27/00  
Date

  
Treasurer of the Board of Managers of the  
Fulton Street Lofts Condominiums

Property of Cook County Clerk's Office

STATE OF ILLINOIS )  
 ) ss.  
COUNTY OF COOK )

I, a Notary Public, and for the county of Cook and the State of Illinois, do hereby certify that JANA ROSS, Bernie Dalnoro, Angela Andreatos, members of the Board Managers of the FULTON STREET LOFTS CONDOMINIUMS, and \_\_\_\_\_,

\_\_\_\_\_ personally known to me to be the same person whose name is subscribed above, appeared before me on the date as shown above in person and acknowledged that he/she/it signed said instrument as his/her/its free and voluntary act for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal this 27<sup>th</sup> day of December, 2000.



Charlene Popernik  
Notary Public

Commission expires on 2/23/02

**UNOFFICIAL COPY**

December 29, 2000  
Date  
*Open CU-1, CU-2, PU-1*  
8414

formerly <sup>LaSalle Bank National Association</sup> known as  
LaSalle National Bank as Trustee  
and not personally  
By: *Nancy A. Carlin*  
Asst. Vice President

**ACKNOWLEDGEMENT**

STATE OF ILLINOIS )  
                              ) ss.  
COUNTY OF COOK )

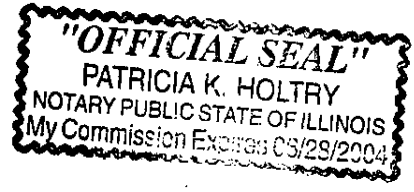
This instrument is executed by LASALLE BANK National Association, not personally but solely as Trustee, as aforesaid, in the exercise of the power and authority conferred upon and vested in it as such Trustee. All the terms, provisions, stipulations, covenants and conditions to be performed by LASALLE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

I, the undersigned a Notary Public in and or said County, in the state aforesaid, DO HEREBY CERTIFY, that Nancy A. Carlin Asst. Vice President of ~~LaSalle National Bank and~~ ~~Secretary~~ of said Bank, who are personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Asst. Vice President and ~~Secretary~~, respectively, appeared before me (in 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 said ~~Secretary~~ as custodian of the corporate seal of said Bank, did affix the seal of said Bank to the foregoing instrument as said ~~Secretary's~~ 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.     \*\*LASALLE BANK NATIONAL ASSOCIATION formerly known as

GIVEN under my hand and notarial seal this 29th day of December, 2000.

*Patricia K. Holtry*  
Notary Public

Commission expires on \_\_\_\_\_





**UNOFFICIAL COPY**

12/29/00  
Date  
Owner of units R4 404, R4 502  
M-6

BY: Sandra T. Russell  
Trust Officer  
Prairie Bank & Trust Company as  
Trustee under Trust # 99-023 +  
NOT INDIVIDUALLY.  
ATTEST: Dawn M. Finn  
Asst. Trust Officer

**ACKNOWLEDGEMENT**

STATE OF ILLINOIS )  
) ss.  
COUNTY OF COOK )

I, the undersigned a Notary Public in and or said County, in the state aforesaid, DO HEREBY CERTIFY, that Sandra T. Russell Trust Officer President of Prairie Bank & Trust Company and HARVEY M. FINN Asst. Trust Officer Secretary of said Bank, who are personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Trust Officer President and Asst. Trust Officer Secretary, 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 said Asst. Trust Officer Secretary, as custodian of the corporate seal of said Bank, did affix the seal of said Bank to the foregoing instrument as said Asst. Trust Officer Secretary's 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 29<sup>th</sup> day of December, 2000.

**EXCULPATORY CLAUSE**

It is expressly understood and agreed by and between the parties hereto anything herein to the contrary notwithstanding, that each and all of the warranties, indemnities, representations, covenants, undertakings and agreements herein made on the part of the Trustee while in form purporting to be the warranties, indemnities, representations, covenants, undertakings and agreements of said Trustee are nevertheless each and every one of them, made and intended not as personal warranties, indemnities, representations, covenants, undertakings and agreements by the Trustee or for the purpose or with the intention of binding said Trustee personally but are made and intended for the purpose of binding only that the portion of the trust property specifically described herein, and this instrument is executed and delivered by said Trustee not in its own right, but solely in the exercise of the powers conferred upon it as such trustee; and that no personal liability or personal responsibility is assumed by nor shall at any time be asserted or enforceable against PRAIRIE BANK AND TRUST COMPANY under said Trust Agreement, on account of this instrument or on account of any warranty, indemnity, representation, covenant, undertaking or agreement of the said Trustee in this instrument contained, either expressed or implied, all such personal liability, if any, being expressly waived and released.

PRAIRIE BANK AND TRUST COMPANY

Peggy Crosby  
Notary Public

Commission expires on \_\_\_\_\_



12/29/00  
Date

Owner of Unit RU - 308,  
RU 309 T

*Nancy A. Milota* V.P.  
Northside Community Bank as Trustee, AND

NOT PERSONALLY, AS TRUSTEE U/T/A #9918

Executed and delivered by NorthSide Community Bank of  
Gurnee, not in its individual capacity, but solely in the capacity  
herein described, for the purpose of binding the herein described  
person and its expressly understood and agreed by the parties  
hereto, anything herein to the contrary notwithstanding, that  
each and all of the undertakings and agreements herein made,  
are made and intended not as personal undertakings and  
agreements of the Trustee, or for the purpose of binding the  
Trustee personally, but executed and delivered by the Trustee  
solely in the exercise of the powers conferred upon it as such  
Trustee, and no personal liability or personal responsibility is as-  
sumed by, or shall at any time be asserted or enforced against  
said Trustee on account hereof or on account of any undertak-  
ing or agreement herein contained, either expressed or implied,  
all such personal liability, if any, being hereby expressly waived  
and released by all other parties hereon, and those claiming by,  
through or under them.

**ACKNOWLEDGEMENT**

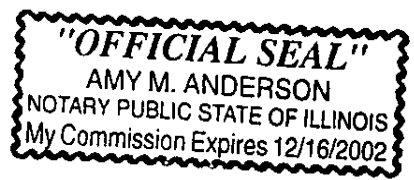
STATE OF ILLINOIS                    )  
  ) ss.  
COUNTY OF COOK                    )

I, the undersigned a Notary Public in and <sup>through or under them</sup> for said County in the state aforesaid,  
DO HEREBY CERTIFY, that NANCY A. MILOTA, Vice President of  
Northside Community Bank and \_\_\_\_\_  
Secretary of said Bank, who are personally known to me to be the same persons whose  
names are subscribed to the foregoing instrument as such Vice President and \_\_\_\_\_  
Secretary, 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 said \_\_\_\_\_ Secretary, as  
custodian of the corporate seal of said Bank, did affix the seal of said Bank to the  
foregoing instrument as said \_\_\_\_\_ Secretary's 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 29<sup>th</sup> day of December, 2000.

*Amy M. Anderson*  
\_\_\_\_\_  
Notary Public

Commission expires on 12-16-02



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0010026951

9 07 20

12/12/07  
Date

[Signature]  
Owner(s) of Unit 309 PU-5

12/12/00  
Date

[Signature]  
Owner(s) of Unit 306  
PU-9

12/12/00  
Date

[Signature]  
Owner(s) of Unit 206  
PU-8

12/12/00  
Date

[Signature]  
Owner(s) of Unit 501  
PU-14

12/12/00  
Date

[Signature]  
Owner(s) of Unit 402  
PU-11

12/12/00  
Date

[Signature]  
Owner(s) of Unit 404  
PU-B

Property of Cook County Clerk's Office

# UNOFFICIAL COPY

12/12/00  
Date

MARK HENRYX  
✓ X  
Owner(s) of Unit 207  
PU-16

12/12/00  
Date

[Signature]  
Owner(s) of Unit 201  
PU-16

12/12/00  
Date

Bernard M. Dalcamo Jr  
Marie Dalcamo  
Owner(s) of Unit 203  
PU-7

12/12/00  
Date

[Signature]  
[Signature]  
Owner(s) of Unit 502  
PU-15

12/12/00  
Date

[Signature]  
Owner(s) of Unit 202  
PU-10

12/12/00  
Date

[Signature]  
Owner(s) of Unit 306  
PU-13

Property of Cook County Clerk's Office

# UNOFFICIAL COPY

## 1118 WEST FULTON ASSOCIATION

UNIT 309 - WILLIAM LITVIAK

UNIT 306 - VICKIE LEWIS

UNIT 206 - MATT SMITH

UNIT 501 - HUGH ROSS

UNIT 402 - LAUREL GILBERT

UNIT 404, CU-1, CU-2, - BASSAM HAJYOUSIF

UNIT 207 - MARK HENDRYX

UNIT 201 - JOHN HIJAWI

UNIT 502 - AZZAM HAJYOUSIF

UNIT 308 - KEITH LISSNER

UNIT 203 - BERNARD M. DALCAMO JR. / MARIE DALCAMO

UNIT 202 - STEVE MISKOWICZ

UNIT 403 - SCOTT ZAWITZ

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0010026951 Page 12 of 20

ACKNOWLEDGEMENT

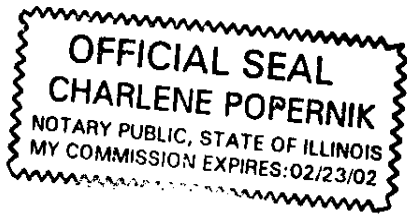
STATE OF ILLINOIS )  
 ) Ss.  
COUNTY OF COOK )

I, a Notary Public and for the county of Cook and the State of Illinois, do hereby certify that William Litviak, Vickie Lewis, Matt Smith, Hugh Ross, Laurel Gilbert, Mark Henryx, John Hijjawi, Azzam Hajyousif, Keith Lissner, Bernard M. Dalcamo Jr., Mark Dalcamo, Steve, Miskowicz, Scott Zawitz, personally known to me to be the same people whose names are subscribed above, appeared before me on the date shown above in person and acknowledged that he/she/it signed said instrument as his/her/its free and voluntary act for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal this 12<sup>th</sup> day of December, 2000.

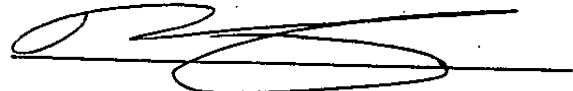
Charlene Popernik  
Notary Public

Commission expires on 2/23/02




COOK County Clerk's Office


12/8/00  
Date

  
Owner(s) of Unit PU-1

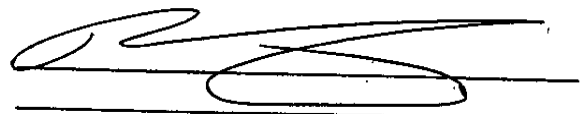
12/8/00  
Date

  
Owner(s) of Unit PU-2

12/8/00  
Date

  
Owner(s) of Unit PU-3

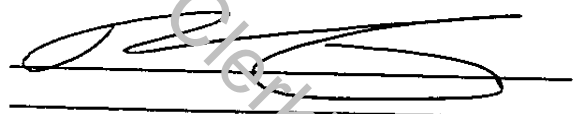
12/8/00  
Date

  
Owner(s) of Unit PU-4

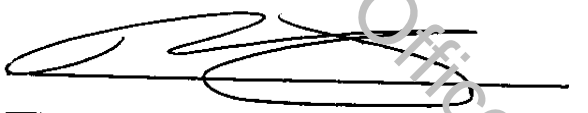
12/8/00  
Date

  
Owner(s) of Unit PU-A

12/8/00  
Date


  
Owner(s) of Unit PU-B

12/8/00  
Date


  
Owner(s) of Unit CS-1

Property of Cook County Clerk's Office

12/12/00  
Date

  
Owner(s) of Unit CU-1

12/12/00  
Date

  
Owner(s) of Unit CU-2

\_\_\_\_\_  
Date

\_\_\_\_\_  
Owner(s) of Unit \_\_\_\_\_

\_\_\_\_\_  
Date

\_\_\_\_\_  
Owner(s) of Unit \_\_\_\_\_

\_\_\_\_\_  
Date

\_\_\_\_\_  
Owner(s) of Unit \_\_\_\_\_

\_\_\_\_\_  
Date

\_\_\_\_\_  
Owner(s) of Unit \_\_\_\_\_

Property of Cook County Clerk's Office

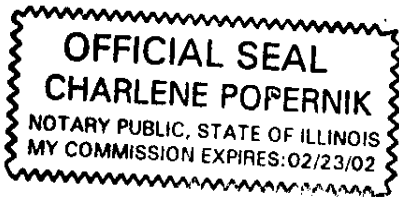


ACKNOWLEDGEMENT

STATE OF ILLINOIS     )  
  ) ss.  
COUNTY OF COOK     )

I, a Notary Public, and for the county of Cook and the State of Illinois, do hereby certify that BASSAM HAJYOUSSEF, personally known to me to be the same person whose name is subscribed above, appeared before me on the date as shown above in person and acknowledged that he/she/it signed said instrument as his/her/its free and voluntary act for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal this 8<sup>th</sup> day of December, 2000.



Charlene Popernik  
Notary Public  
Commission expires on 2/23/02

Notary of Cook County Clerk's Office

# UNOFFICIAL COPY

1/06/01  
Date

SCOTT ZAWITZ  
Scott Z  
Owner(s) of Unit 403 PU-12

\_\_\_\_\_  
Date

\_\_\_\_\_  
Owner(s) of Unit \_\_\_\_\_

\_\_\_\_\_  
Date

\_\_\_\_\_  
Owner(s) of Unit \_\_\_\_\_

\_\_\_\_\_  
Date

\_\_\_\_\_  
Owner(s) of Unit \_\_\_\_\_

\_\_\_\_\_  
Date

\_\_\_\_\_  
Owner(s) of Unit \_\_\_\_\_

\_\_\_\_\_  
Date

\_\_\_\_\_  
Owner(s) of Unit \_\_\_\_\_

Property of Cook County Clerk's Office

ACKNOWLEDGEMENT

STATE OF ILLINOIS )  
  ) ss.  
COUNTY OF COOK )

I, a Notary Public, and for the county of Cook and the State of Illinois, do hereby certify that SCOTT ZAWITZ, personally known to me to be the same person whose name is subscribed above, appeared before me on the date as shown above in person and acknowledged that he/she/it signed said instrument as his/her/its free and voluntary act for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal this 6<sup>th</sup> day of JANUARY, 2001.



Charlene Popernik  
Notary Public  
Commission expires on 2/23/02

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**EXHIBIT C**

**UNIT DESCRIPTION AND PERCENTAGE INTERESTS**

	UNIT DESCRIPTION	PERCENTAGE INTEREST IN COMMON ELEMENTS
<b>A. RESIDENTIAL UNITS</b>		
	RU-201	2.916%
	RU-202	2.916%
	RU-203	2.718%
	RU-204	2.718%
	RU-205	5.122%
	RU-206	4.273%
	RU-207	5.351%
	RU-306	4.512%
	RU-308	5.082%
	RU-309	5.051%
	RU-401	5.677%
	RU-402	5.630%
	RU-403	5.772%
	RU-404	5.237%
	RU-501	6.177%
	RU-502	6.177%
	RU-503	5.934%
	RU-504	5.934%
<b>B. COMMERCIAL UNITS</b>		
	CU-1	4.166%
	CU-2	2.975%
<b>C. PARKING UNITS</b>		
	PU-1	0.298%
	PU-2	0.298%
	PU-3	0.298%
	PU-4	0.298%
	PU-5	0.298%
	PU-6	0.298%
	PU-7	0.298%
	PU-8	0.298%
	PU-9	0.298%
	PU-10	0.298%
	PU-11	0.298%
	PU-12	0.298%
	PU-13	0.298%
	PU-14	0.298%
	PU-17	0.298%
	PU-18	0.298%
	PU-19	0.298%
<b>D. STORAGE UNITS</b>		
	CS-1	0.596%
		100.00%

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LEGAL DESCRIPTION

UNITS RU-201, RU-202, RU-203, RU-204, RU-205, RU-206, RU-207, RU-306, RU-308, RU-309, RU-401, RU-402, RU-403, RU-404, RU-501, RU-502, RU-503, RU-504, CU-1, CU-2, PU-1, PU-2, PU-3, PU-4, PU-5, PU-6, PU-7, PU-8, PU-9, PU-10, PU-11, PU-12, PU-13, PU-14, PU-17, PU-18, PU-19, CS-1 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN THE FULTON STREET LOFTS CONDOMINIUMS AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 98-946531, AS AMENDED FROM TIME TO TIME IN SECTION 8, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property Address:  
1118-1124 West Fulton Street  
Chicago, Illinois

Permanent Index Number:  
17-08-409-010-1001 thru 1038

Property of Cook County Clerk's Office

**EXHIBIT ATTACHED**