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Cook County Recorder 47.00



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This document prepared by  
and when recorded return to:  
Steven J. Holler  
Office of Corporation Counsel  
Room 600  
121 North LaSalle Street  
Chicago, Illinois 60602

**SECOND AMENDMENT TO REGULATORY AGREEMENT**

**THIS SECOND AMENDMENT TO REGULATORY AGREEMENT** ("Amendment")  
is entered into and effective as August 30, 2002, by and  
between the City of Chicago, Illinois (the "City"), an Illinois  
municipal corporation, by and through its Department of Housing  
("DOH"), with offices at 318 South Michigan Avenue, Chicago,  
Illinois 60604, and NTV II Limited Partnership, an Illinois  
limited partnership (the "Borrower"). Capitalized terms not

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otherwise defined herein shall have the meaning set forth in that certain Regulatory Agreement (Including Partial Release of Prior Regulatory Agreement) dated effective as of January 31, 2002 and recorded in the Recorder's Office of Cook County on May 22, 2002 as document no. 0020585082, as amended by that certain First Amendment to Regulatory Agreement dated May 24, 2002 and recorded in the Recorder's Office of Cook county on June 11, 2002 as document no. 0020653628 (as further amended hereby, the "Regulatory Agreement").

## W I T N E S S E T H

**WHEREAS**, DOH and the Borrower have previously executed and recorded the Regulatory Agreement, which encumbers the CHA Units described in Exhibit A thereto with certain affordability requirements and imposes certain other obligations upon the Borrower; and

**WHEREAS**, NTV has previously conveyed, or is, simultaneously with the recording of this Amendment, converting to a condominium form of ownership certain additional Condominium Real Property and certain Condominium CHA Units, which Condominium CHA Units, together with their undivided interest in the Condominium Real Property and all common elements and limited common elements, shall be conveyed to the Borrower, and

**WHEREAS**, the City desires to amend Exhibit A to the Regulatory Agreement to reflect the current status of all Condominium Real Property, Condominium CHA Units and all other real, personal and intangible property owned by Borrower that is now subject to encumbrance and obligations of the Regulatory Agreement;

**NOW, THEREFORE**, in consideration of the mutual promises and covenants hereinafter set forth, and of other valuable consideration, the Borrower and the City each agree as follows:

**SECTION 1. AMENDMENT OF EXHIBIT A.** Exhibit A to the Regulatory Agreement is hereby amended and restated to read as set forth in Exhibit A to this Amendment.

**SECTION 2. FULL FORCE AND EFFECT.** Except as amended by this Amendment, the terms of the Regulatory Agreement remain in full force and effect, and are incorporated herein by reference as though fully set forth herein.

**SECTION 3. COUNTERPARTS.** This Amendment may be executed in multiple counterparts, each of which shall be an original, but

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all of which together shall constitute but one in the same agreement.

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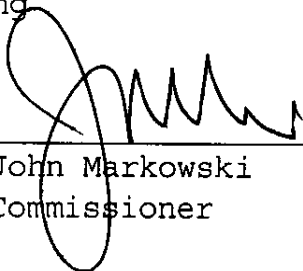
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IN WITNESS WHEREOF, the City and the Borrower have executed this Amendment by their duly authorized representatives, all as of the date first written herein above.

CITY OF CHICAGO, ILLINOIS, acting  
by and through its Department of  
Housing

By: \_\_\_\_\_

  
John Markowski  
Commissioner

NTV II LIMITED PARTNERSHIP

By: NTV II DEVELOPMENT  
CORPORATION, its sole  
general partner

By: \_\_\_\_\_

Peter M. Holsten  
President

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CITY OF CHICAGO, ILLINOIS, acting  
by and through its Department of  
Housing

By: \_\_\_\_\_  
John Markowski  
Commissioner

NTV II LIMITED PARTNERSHIP

By: NTV II DEVELOPMENT  
CORPORATION, its sole  
general partner

By:   
Peter M. Holsten  
President

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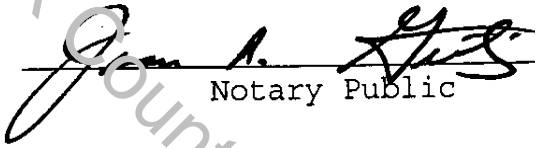
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STATE OF ILLINOIS    )  
                                  ) SS  
COUNTY OF COOK    )

I, the undersigned, a notary public in and for the County and State aforesaid, DO HEREBY CERTIFY THAT John Markowski, personally known to me to be the Commissioner of the Department of Housing of the City of Chicago, Illinois (the "City") and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such Commissioner, he signed and delivered the said instrument pursuant to authority, as his free and voluntary act, and as the free and voluntary act and deed of said City, for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal this 30th day of August, 2002.

  
Notary Public



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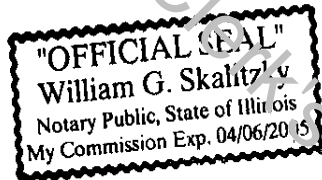
STATE OF ILLINOIS     )  
                                  )  SS.  
COUNTY OF COOK        )

I, the undersigned, a Notary Public in and for the county and State aforesaid, do hereby certify that Peter Holsten, personally known to me to be the President of NTV II Development Corporation (the "General Partner"), an Illinois corporation and the general partner of NTV II Limited Partnership, an Illinois limited partnership (the "Borrower"), and known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such President, he signed and delivered the said instrument pursuant to authority given by the Board of Directors of the General Partner, and as his respective free and voluntary act and deed and as the free and voluntary act and deed of the General Partner and the Borrower for the uses and purposes therein set forth.

GIVEN under my hand and official seal this 29<sup>th</sup> day of August, 2002

William G. Skalitz  
Notary Public

(SEAL)



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## EXHIBIT A

### **I. LEGAL DESCRIPTION OF PLATTED LOTS SUBMITTED TO ILLINOIS CONDOMINIUM ACT TO DATE (Through 11<sup>th</sup> Supplement to Declaration)**

Lots 2, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 21, 22, 25, 29, 30, 33, 34, 35, 36, 37 and 38 in North Town Village, being a subdivision of part of various lots, blocks, streets and Alley's in Butterfield's addition to Chicago in the west half of the northwest quarter of Section 4, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois

Excepting therefrom that part of Lot 25 bounded and described as follows:

That part of Lot 25 in North Town Village, being a subdivision of part of various lots, blocks, streets and alleys in Butterfield's addition to Chicago in the West 1/2 of the Northwest 1/4 of Section 4, Township 39 North, Range 14, East of the third principal meridian, bounded and described as follows: commencing at the most Northerly Southeast corner of said Lot 25; thence Westerly, along a Southerly line of said Lot, a distance of 8.93 feet to the point of beginning of the following described parcel; thence continuing Westerly, along said Southerly line and its Westerly extension, 35.99 feet to a point, said point being 0.34 feet (as measured along the Westerly extension of said South line) West of an angle corner thereof; thence Northerly, along a line drawn perpendicular to the last described line, 2.10 feet; thence Easterly, along a line drawn parallel with the Southerly line of said Lot, a distance of 35.99 feet; thence Southerly, perpendicular to the last described line, 2.10 feet to the hereinabove designated point of beginning, in Cook County, Illinois;

and also excepting therefrom:

That part of Lot 25 in North Town Village, being a subdivision of part of various lots, blocks, streets and alleys in Butterfield's addition to Chicago in the West 1/2 of the Northwest 1/4 of Section 4, Township 39 North, Range 14, East of the third principal meridian, bounded and described as follows: commencing at the most Northerly Northeast corner of said Lot 25; thence Westerly, along a Northerly line of said Lot, a distance of 8.89 feet to the point of beginning of the following described parcel; thence continuing Westerly, along said Northerly line, 35.57 feet to an angle point in said Lot; thence Northwesterly, along the Northeasterly line of said Lot 25, a distance of 0.54 feet; thence Southerly, along a line drawn perpendicular to the Northerly line of said Lot, a distance of 5.29 feet; thence Easterly, along a line drawn parallel with the Northerly line of said Lot, a distance of 36.08 feet; thence Northerly, perpendicular to the last described line, 5.10 feet to the hereinabove designated point of beginning, in Cook County, Illinois.

Excepting therefrom that part of Lot 38 bounded and described as follows:

Commencing at the most westerly northwest corner of Lot 38 in North Town Village, being a subdivision of part of various lots, blocks, streets and alleys in Butterfield's addition to Chicago in the West 1/2 of the Northwest 1/4 of Section 4, Township 39 North, Range 14, East of the Third Principal Meridian; thence East, along the North Line of said lot, a distance of 8.49 feet to the point of beginning of the parcel herein described; thence South, perpendicular to the last described line, 8.00 feet to the point of intersection with a

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line drawn 8.00 feet (as measured perpendicularly) South of and parallel with the North line of Lot 38 aforesaid; thence East, along said parallel line, 35.96 feet; thence North, perpendicular to the last described line, 8.00 feet to a point on the North line of Lot 38 aforesaid; thence West, along said North line, 35.96 feet, to the hereinabove designated point of beginning, in Cook County, Illinois.

## II. DESCRIPTION OF BUILDINGS LOCATED ON PARAGRAPH I PLATTED LOTS

One 8-flat building located at 1421 N. Halsted St., Chicago, Illinois (Lot 2)

Eight single-family townhomes located at 1414, 1416, 1418, 1420, 1422, 1424, 1426 and 1428 N. Burling Street, Chicago, Illinois (Lot 4)

Two single-family coach houses located at 757 and 759 W. Eastman St., Chicago, Illinois (Lot 5)

Four 2-flat buildings located at 752, 754, 756 and 758 W. Evergreen Ave., Chicago, Illinois (Lot 6)

Single family townhomes located at 750 W. Evergreen, Ave., Chicago, Illinois, and at 1408 and 1410 N. Burling St. Chicago, Illinois (Lots 7 and 8)

Common Elements (no buildings) (Lot 9)

Twelve townhomes located at 707, 709, 711, 713, 715, 717, 719, 721, 723, 725, 727, and 729 W. Blackhawk, Chicago, Illinois (Lots 10, 11 and 12)

Eight townhomes located at 708, 710, 712, 714, 724, 726, 728 and 730 W. Eastman, Chicago, Illinois (Lots 13 and 15)

Common Elements (Lot 14)

Four townhomes located at 716, 718, 720 and 722 W. Eastman, Chicago, and Coach Houses located at 715 and 719 W. Eastman (Lot 16)

Two townhomes located at 1407 and 1409 N. Burling, six townhomes located at 706, 708, 710, 720, 722 and 724 W. Evergreen; and four duplex units located at 712, 714, 716 and 718 W. Evergreen (Lot 17)

One six-flat apartment located at 1341 N. Halsted (Lot 21)

One six-flat apartment located at 1333 N. Halsted (Lot 22)

Common Elements (Lot 25)

One single-family coach house located at 1337 N. Burling, Chicago, Illinois (Lot 29)

Two 2-flat buildings located at 1331 and 1333 N. Burling St., Chicago, Illinois (Lot 30)

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Two 2-flat buildings located at 1315 and 1317 N. Burling St., Chicago, Illinois, and one single-family coach house located at 1311 N. Burling St., Chicago, Illinois (Lots 33 and 34)

One 12-flat apartment located at 728 W. Scott (Lot 35)

One 12-flat apartment located at 729 W. Scott (Lot 36)

Common Elements (no buildings) (Lot 37)

Common Elements (no buildings) (Lot 38)

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### III. LEGAL DESCRIPTION OF CHA CONDOMINIUM UNITS LOCATED WITHIN CERTAIN BUILDINGS DESCRIBED IN PARAGRAPH II AND SUBJECT TO MORTGAGE

UNITS 1421-1N, 1421-2N, 1421-3S, 754-B, 758-A, 1408, 1416, 1426, 709, 710, 717, 718, 725, 726, 1315-B, 1331-B, 708-A, 712-B, 718-B, 720-2W, 722-A, 728-2W, AND 1341-2N IN NORTH TOWN VILLAGE CONDOMINIUM, AS DELINEATED ON A SURVEY OF A PORTION OF THE FOLLOWING DESCRIBED TRACT OF LAND:

LOTS 2, 4 THROUGH 25, 27 THROUGH 30, AND 33 THROUGH 38 IN NORTH TOWN VILLAGE BEING A SUBDIVISION OF PART OF VARIOUS LOTS, BLOCKS STREETS AND ALLEYS IN BUTTERFIELD'S ADDITION TO CHICAGO IN THE WEST HALF OF THE NORTH WEST QUARTER OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP FOR NORTH TOWN VILLAGE CONDOMINIUM RECORDED AS DOCUMENT NO. 0010906035, AND AS AMENDED FROM TIME TO TIME, TOGETHER WITH THEIR UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

COMMON ADDRESSES OF UNITS: 1421 N. HALSTED, UNIT 1N, CHICAGO, IL  
1421 N. HALSTED, UNIT 2N, CHICAGO, IL  
1421 N. HALSTED, UNIT 3S, CHICAGO, IL  
754 W. EVERGREEN, UNIT B, CHICAGO, IL  
758 W. EVERGREEN, UNIT A, CHICAGO, IL  
1408 N. BURLING, CHICAGO, IL  
1416 N. BURLING, CHICAGO, IL  
1426 N. BURLING, CHICAGO, IL  
709 W. BLACKHAWK, CHICAGO, IL  
710 W. EASTMAN, CHICAGO, IL  
717 W. BLACKHAWK, CHICAGO, IL  
718 W. EASTMAN, CHICAGO, IL  
725 W. BLACKHAWK, CHICAGO, IL  
726 W. EASTMAN, CHICAGO, IL  
1315 N. BURLING, UNIT B, CHICAGO, IL  
1331 N. BURLING, UNIT B, CHICAGO, IL  
708 W. EVERGREEN, CHICAGO, IL  
712 W. EVERGREEN, UNIT B, CHICAGO, IL  
718 W. EVERGREEN, UNIT B, CHICAGO, IL  
720 W. SCOTT, UNIT 2W, CHICAGO, IL  
722 W. EVERGREEN, CHICAGO, IL  
728 W. SCOTT, UNIT 2W, CHICAGO, IL  
1341 N. HALSTED, UNIT 2N, CHICAGO, IL

#### PIN NUMBERS:

17-04-113-083	17-04-113-095	17-04-144-008
17-04-113-085	17-04-113-096	17-04-145-001
17-04-113-086	17-04-113-097	17-04-145-002
17-04-113-087	17-04-113-098	17-04-145-003

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THE FOLLOWING TABLE IS INCLUDED FOR INFORMATIONAL AND NOTICE PURPOSES TO GIVE FURTHER INFORMATION REGARDING THE MORTGAGED UNITS DESCRIBED IN THIS PARAGRAPH III:

Common Address	Dwelling Unit #, Per Declaration	Assigned Parking Space	Present Undivided Interest in Common Elements (Subject to Adjustment as "Add On" Units Are Added)	Type of Unit
1421 N. Halsted St., Unit 1N	1421-1N	K1	0.489%	1 bedroom unit in 8-flat
1421 N. Halsted St., Unit 2N	1421-2N	K2	0.903%	3 bedroom unit in 8-flat
1421 N. Halsted St., Unit 3S	1421-3S	K5	0.718%	2 bedroom unit in 8-flat
1408 N. Burling	1408	None	1.613%	3 bedroom single-family townhome
1416 N. Burling St.	1416	None	1.285%	3 bedroom single-family townhome
1426 N. Burling St.	1426	None	1.285%	4 bedroom single-family townhome
754 W. Evergreen Ave., Unit B	754-B	None	1.018%	3 bedroom unit in 2-flat
758 W. Evergreen Ave., Unit A	758-A	D1	0.509%	2 bedroom unit in 2-flat
709 W. Blackhawk	709	None	1.285%	3 bedroom single family townhome
710 W. Eastman	710	None	1.933%	3 bedroom single family townhome
717 W. Blackhawk	717	None	1.285%	3 bedroom single family townhome
718 W. Eastman	718	None	1.285%	3 bedroom single family townhome
725 W. Blackhawk	725	None	1.285%	3 bedroom single family townhome
726 W. Eastman	726	None	1.285%	3 bedroom single family townhome
1315 N. Burling, Unit B	1315-B	None	1.018%	3 bedroom unit in 2-flat
1331 N. Burling, Unit B	1331-B	None	1.018%	3 bedroom unit in 2-flat
708 W. Evergreen	708-A	None	1.285%	3 bedroom single

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				family townhome
712 W. Evergreen, Unit B	712-B	None	1.019%	3 bedroom unit in 2-flat
718 W. Evergreen, Unit B	718-B	None	1.019%	3 bedroom unit in 2-flat
720 W. Scott, Unit 2WE	720-2W	J6	0.499%	1 bedroom unit in 6 flat
722 W. Evergreen	722-A	None	1.285%	3 bedroom single family townhome
728 W. Scott, Unit 2W	728-2W	J7	0.499%	1 bedroom unit in 6-flat
1341 N. Halsted, Unit 2N	1341-2N	K12	0.489%	3 bedroom unit in 6-flat

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