

UNOFFICIAL COPY

0021414090

3955/0144 33 001 Page 1 of 7

2002-12-19 15:22:55

Cook County Recorder

36.00

2



0021414090

Property of Cook County Clerk's Office

WITHDRAWAL AND AMENDMENT  
TO THE  
DECLARATION AND BY-LAWS  
OF CONDOMINIUM OWNERSHIP

FOR

13953 CRESTWOOD HIGHLANDS CONDOMINIUM ASSOCIATION

LOCATED AT 13953 LECLAIRE RECORDING FEE 36

CRESTWOOD, ILLINOIS

DATE 12-19-02 COPIES 6

Prepared by:

*The Law Offices of Knuckles & Associates*

*48 E. Jefferson Street*

*Naperville, IL 60540*

*Phone: (630) 369-2700*

*Fax: (630) 369-9279*

F	36	A
P		P
T		V
I		

# UNOFFICIAL COPY

## WITHDRAWAL AND AMENDMENT TO THE DECLARATION AND BY-LAWS OF CONDOMINIUM OWNERSHIP FOR 13953 CRESTWOOD HIGHLANDS CONDOMINIUM ASSOCIATION

This document is recorded for the purpose of withdrawing and amending the Declaration and By-Laws of Condominium Ownership for 13953 Crestwood Highlands Condominium Association in Crestwood, Illinois (hereinafter "Declaration"), which was recorded as Document No. 98-430808 in the Office of the Recorder of Deeds of Cook County, Illinois, with the following legal description:

UNITS 201, 202, 203, 204, 205, 206, 207, 208, 209, 210, 211, 212, G-20, G-21, G-22, G-23, G-24, G-25, G-26, G-27, G-28, G-29, G-30, G-31 LOT 2 (EXCEPT THE NORTH 8.75 FEET OF THE WEST 53.00 FEET) AND THE NORTH 9.50 FEET OF THE WEST 53.00 FEET OF LOT 1 IN CRESTWOOD HIGHLANDS PHASE 1, BEING A SUBDIVISION OF PART OF THE WEST ½ OF THE SOUTHEAST ¼ OF SECTION 4, TOWNSHIP 36 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

This Amendment is adopted pursuant to the provisions of Paragraph 17 of the aforesaid Declaration and Section 18(b)(13) of the Illinois Condominium Property Act, 765 ILCS 605/18(b)(13). This Amendment shall become effective upon recording, in the Office of the Recorder of Deeds of Cook County, Illinois, of an instrument in writing setting forth the change, provided the same is executed by the Board of Directors of the Association (hereinafter "Board").

### RECITALS

WHEREAS, the Board and the Owners desire to amend the Declaration to merge the 13953 Crestwood Highlands Condominium Association into the Crestwood Highlands Condominium Association.

WHEREAS, the Declaration Amendment has been executed by the Board of the Association and approved in writing by the acknowledged signatures of at least two-thirds (2/3) of the unit owners subject to the declaration, all in compliance with the Declaration and the Illinois Condominium Property Act.

NOW THEREFORE, the Declaration and By-laws are hereby amended in accordance with the text which follows:

- (1) The 13953 Crestwood Highlands Condominium Association merges into the Crestwood Highlands Condominium Association, which is to be governed by the new Declaration of Condominium Ownership and By-Laws for Crestwood Highlands Condominium Association, which will be recorded with the Cook County Recorder of Deed's Office.

0021414090

# UNOFFICIAL COPY

- (2) The Declaration and By-Laws of Condominium Ownership for 13953 Crestwood Highlands Condominium, located at 13953 LeClaire, Crestwood, Illinois, which was recorded with the Cook County Recorder of Deed's Office, and assigned document number 98-430808 and the Master Declaration for Crestwood Highlands Condominium located at 5030 Midlothian Turnpike Crestwood, Illinois, which was recorded with the Cook County Recorder of Deed's Office, and assigned document number 97812887 are deleted in their entirety.
- (3) The members of 13953 Crestwood Highlands Condominium Association are no longer members of that Association but members of the Crestwood Highlands Condominium Association and bound by the terms, covenants and restrictions of the Declaration of Condominium Ownership and By-Laws for Crestwood Highlands Condominium Association.

**END OF TEXT OF AMENDMENT**

0021414090

**PREPARED BY & RETURN TO:**

*The Law Offices of Knuckles & Associates*

48 East Jefferson Street

Naperville, IL 60540

(630) 369-2700

S:\data\client\Crestwood Highland\documents\13953.amendment.wpd

# UNOFFICIAL COPY

## UNIT / GARAGE NUMBERS AND PERMANENT INDEX NUMBERS

### 13953 South LeClaire Avenue

<u>Unit</u>	<u>PIN</u>	<u>Garage</u>	<u>PIN</u>
201	28-04-400-054-1001	G-20	28-04-400-054-1013
202	28-04-400-054-1002	G-26	28-04-400-054-1019
203	28-04-400-054-1003	G-21	28-04-400-054-1014
204	28-04-400-054-1004	G-27	28-04-400-054-1020
205	28-04-400-054-1005	G-22	28-04-400-054-1015
206	28-04-400-054-1006	G-28	28-04-400-054-1021
207	28-04-400-054-1007	G-23	28-04-400-054-1016
208	28-04-400-054-1008	G-29	28-04-400-054-1022
209	28-04-400-054-1009	G-24	28-04-400-054-1017
210	28-04-400-054-1010	G-30	28-04-400-054-1023
211	28-04-400-054-1011	G-25	28-04-400-054-1018
212	28-04-400-054-1012	G-31	28-04-400-054-1024

0021414080

# UNOFFICIAL COPY

## CERTIFICATION

We, the undersigned, as Board members of 13953 Crestwood Highlands Condominium Association do hereby authenticate the Ballot attached hereto and further certify that these pages represent the required percentage of unit owner approval to amend the Declaration and By-Laws of Condominium Ownership for Crestwood Highlands Condominium located at 13953 LeClaire Crestwood, Illinois

*Gene M. McIsaac*  
PRESIDENT

7/31/02

DATE

*Kristina Jaggelaar*  
SECRETARY

7/31/02

DATE

Subscribed and Sworn to before me this  
31<sup>st</sup> day of July, 2002

*Gabriel RA*  
Notary Public



0021414090

Property of Cook County Clerk's Office

# UNOFFICIAL COPY

STATE OF ILLINOIS )  
 ) SS  
COUNTY OF COOK )

We, the undersigned, as Members of the Board of Directors of 13953 Crestwood Highlands Condominium Association, a Condominium Association established by the aforesaid Declaration, by our signatures below do hereby acknowledge and execute the foregoing Amendment to the Declaration and By-Laws of Condominium Ownership for Crestwood Highlands Condominium located at 13953 LeClaire Crestwood, Illinois.

EXECUTED this 31<sup>st</sup> day of July, 2002

Joyce M. McIntyre  
PRESIDENT

VICE-PRESIDENT

Beata Wyszewski  
TREASURER

Kristina Jeggelaar  
SECRETARY

BOARD MEMBER

Subscribed and Sworn to before me this 31<sup>st</sup> day of July, 2002

Gabriella R. Comstock  
Notary Public

"OFFICIAL SEAL"  
LA R. COMSTOCK  
NOTARY PUBLIC, STATE OF ILLINOIS  
ON EXPIRES 5/22/2005

"OFFICIAL SEAL"  
GABRIELLA R. COMSTOCK  
NOTARY PUBLIC  
MY COMMISSION EXPIRES

0021414080

# UNOFFICIAL COPY

## AFFIDAVIT

The Affiant, Cecilia Wystarczyk, upon oath, states the following:

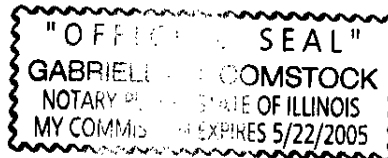
- (1) I, Cecilia Wystarczyk, am over twenty-one (21) years of age and have personal knowledge of all matters contained in this Affidavit.
- (2) I am currently a duly elected member of the Board of Managers for the 13953 Crestwood Highlands Condominium Association.
- (3) On June 19, 2002, I caused to be sent via certified mail, a notice to all mortgagees of record for all units submitted to the 13953 Crestwood Highlands Condominium Association, the attached Amendment to the declaration and by-laws for the Association.
- (4) Such notice was sent pursuant to all the requirements of the Declaration of Condominium Ownership for 13953 Crestwood Highlands Condominiums.

Cecilia Wystarczyk  
SIGNATURE

7/31/02  
DATE

Subscribed and sworn to before me this 31<sup>st</sup> day of July, 2002

Gabriel R. Comstock  
NOTARY PUBLIC



0021414090