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Doc#: 0501839113
Eugene "Gene" Moore Fee: \$70.00
Cook County Recorder of Deeds
Date: 01/18/2005 02:37 PM Pg: 1 of 8

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RECORDING FEE \$70
DATE 01-18-05 COPIES 6X
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FIRST AMENDMENT TO DECLARATION OF CONDOMINIUM FOR 5240 KING DRIVE CONDOMINIUMS

This **FIRST AMENDMENT TO DECLARATION OF CONDOMINIUM FOR 5240 KING DRIVE CONDOMINIUMS** made and entered into this 18th day of January, 2005 by **EUROPEAN DEVELOPMENT, CORP.**, an Illinois corporation, (hereinafter referred to as "Declarant").

WHEREAS, by a Declaration of Condominium ("Declaration") recorded in the Recorder's Office of Cook County, Illinois, as Document number 0400632105, the Declarant submitted certain real estate to the provisions of the Illinois Condominium Property Act ("Act"); and

WHEREAS, the Declaration reserves to the Developer (as defined in the Declaration) the right to annex and add to the Parcel and Property (as defined in the Declaration) and thereby add to the Condominium created by the Declaration all or any portion of the Additional Land (as defined in the Declaration);

WHEREAS, the Declarant is not required to obtain any consent from Unit Owners (as defined in the Declaration) for amendments made to the Declaration as set forth in Sections e. and f. of Paragraph 28 of the Declaration; and

WHEREAS, the Declarant now desires to so annex and add to said Parcel and Property and submit to the provisions of the Act and the Declaration certain real estate set forth in Exhibit E of the Declaration (Additional Property), which after adding said Additional Property results in the Property described in Exhibit A attached hereto, which is the total of all Property being submitted to the Act and to the Declaration, as hereby amended;

NOW THEREFORE, the Declarant does hereby amend the Declaration as follows:

1. The Additional Property is hereby annexed to the Parcel and Property, as defined in the Declaration, and is hereby submitted to the provisions of the Act as a part of the Condominium in accordance with, and deemed to be governed in all respects by, the terms and provisions of the Declaration.
2. Exhibit A of the Declaration is hereby amended by deleting said Exhibit A and substituting therefore Exhibit A attached hereto.
3. Exhibit B of the Declaration is hereby amended by deleting said Exhibit B and substituting therefore Exhibit B attached hereto. As set forth in Paragraph 28 of the Declaration, the

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EXHIBIT B

PERCENTAGE INTEREST IN THE COMMON ELEMENTS AND ASSIGNMENT OF PARKING SPACES

<u>UNIT</u>	<u>OWNERSHIP INTEREST IN COMMON ELEMENTS</u>
GN	11.2%
1N	12.4%
2N	12.9%
3N	13.5%
GS	11.2%
1S	12.4%
2S	12.9%
3S	13.5%
	100.0%

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EXHIBIT D

PLAT OF SURVEY
OF
5240 KING DRIVE CONDOMINIUMS

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A large, stylized handwritten signature in black ink is written over the diagonal watermark text. The signature is highly cursive and difficult to decipher.

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percentage of ownership in the Common Elements appurtenant to each Unit is hereby shifted to the percentages set forth in the Exhibit B attached hereto.

4. Exhibit D of the Declaration is hereby amended by deleting said Exhibit D and substituting therefore Exhibit D attached hereto.
5. The additional Common Elements annexed by this instrument are hereby granted and conveyed to the grantees of all Units, including the grantees of Units heretofore conveyed, all as set forth in the Declaration.
6. Except as expressly set forth herein, the Declaration shall remain in full force and effect in accordance with its terms.

IN WITNESS WHEREOF, the said Declarant has caused its seal to be affixed hereunto and has caused its name to be signed to these presents on the day and year first above written.

EUROPEAN DEVELOPMENT, CORP

By: *Marian Avram*
MARIAN AVRAM, its President

STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, Rosalba Bulza, a Notary Public in and for said County and State, do hereby certify that **MARIAN AVRAM, President of EUROPEAN DEVELOPMENT, CORP**, an Illinois corporation, personally known to me to be the same person whose name is subscribed to the foregoing instrument as such President, appeared before me this day in person and acknowledged that he signed, sealed and delivered said instrument as his free and voluntary act, and as the free and voluntary act of said corporation and limited liability company, respectively, as general partners of said partnership, for the uses and purposes therein set forth.

GIVEN, under my hand and notarial seal this 18th day of January, 2013.

Rosalba Bulza
Notary Public



PROPERTY INDEX NUMBERS: 20-10-306-043-0000

COMMON ADDRESS: 5240 S. KING DRIVE, CHICAGO, ILLINOIS 60615

This instrument was prepared by and should be returned to:
Gael Morris, Lawrence & Morris
2835 N. Sheffield Ave., Suite 232
Chicago, Illinois 60657

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EXHIBIT A

PARCEL 1: UNITS GN, 1N, 2N, 3N, GS, 1S, 2S and 3S IN 5240 KING DRIVE CONDOMINIUMS TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN THE 5240 KING DRIVE CONDOMINIUMS ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 6 IN COLLINS AND MORRIS SUBDIVISION OF THE EAST 180 FEET OF THE SOUTH 200 FEET OF BLOCK 1 IN JENNINGS AND MOFFET'S SUBDIVISION OF THE SOUTH 60 ACRES OF THE EAST ½ OF THE SOUTHWEST ¼ OF SECTION 10, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

PARCEL NO: 20-10-306-043-0000

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EXHIBIT

ATTACHED TO



5-PG

3-X

8-TOTAL

DOCUMENT

SEE PLAT INDEX