



CP0588905

Form **NFP-102.10**

ARTICLES OF INCORPORATION

SUBMIT IN DUPLICATE

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."

DO NOT SEND CASH!

File # **65361442**

(Rev. Jan. 2003)

Submit in Duplicate

Jesse White
Secretary of State
Department of Business Services
Springfield, IL 62756
www.cyberdriveillinois.com
Telephone: (217) 782-6961

This space for use by Secretary of State

Date **Filed: 03/30/2007**

Jesse White Secretary of State

Filing Fee \$ 50.00

Approved: **BE**

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: VB 1224 Lofts Condominium Association

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

Registered Agent	<u>James</u>	<u>M</u>	<u>Sulzer</u>
	First Name	Middle Name	Last Name
Registered Office	<u>10 S. LaSalle Street, Suite 3505</u>		
	Number	Street	(Suite #) (A P.O. Box alone is not acceptable)
	<u>Chicago</u>	<u>IL</u>	<u>60603</u>
	City	ZIP Code	County
			<u>Cook</u>

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

Directors Names	Street Address	City	State	ZIP Code
James M. Engel	1224 W. Van Buren	Chicago	IL	60607
Barbara S. Sepanik	1224 W. Van Buren	Chicago	IL	60607
Robert Kumicich	1224 W. Van Buren	Chicago	IL	60607



Doc#: 0710139097 Fee: \$28.00
Eugene "Gene" Moore
Cook County Recorder of Deeds
Date: 04/11/2007 01:28 PM Pg: 1 of 3

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

See attached Exhibit A

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):

3

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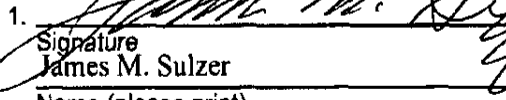
Article 6.

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 March 29, 2007.
(Month & Day) (Year)

SIGNATURES AND NAMES

1. 
Signature
James M. Sulzer
Name (please print)
2. _____
Signature
Name (please print)
3. _____
Signature
Name (please print)
4. _____
Signature
Name (please print)
5. _____
Signature
Name (please print)

POST OFFICE ADDRESS

1. 10 S. LaSalle Street, Suite 3505
Street
Chicago IL 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 duplicate 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 a duly authorized corporate officer.
- 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

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EXHIBIT A

To administer, regulate, maintain and operate certain property commonly known as 1224 West Van Buren, located in the City of Chicago, County of Cook, State of Illinois, together with all improvements and structures constructed or erected thereon, all fixtures, equipment and personalty contained therein, and all easements, rights and appurtenances belonging thereto, which are intended for the mutual use, benefit and enjoyment of the members of the corporation, and such additions thereto and rights therein as may hereafter be brought within the jurisdiction of the corporation. For this purpose the corporation shall have all powers as may now or thereafter be granted to it under the Condominium Property Act and the General Not For Profit Act of the State of Illinois. No part of the monies received by the corporation will inure to the benefit of any private individual except in accordance with the General Not For Profit Act of the State of Illinois.

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