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Doc#: 0720422033 Fee: \$36.00 Eugene "Gene" Moore RHSP Fee:\$10.00

Cook County Recorder of Deeds Date: 07/23/2007 12:48 PM Pg: 1 of 7

### FIRST AMENDMENT TO

# **DECLARATION OF CONDOMINIUM OWNERSHIP**

AND OF

EASEMENTS, RESTRICTIONS AND COVENANTS

FOR

4940 N. RIDGEWAY CONDOMINIUM

RECORDING FEE _	36
DATE 7/23/c7	COPIES 61
OK BY	ME

This instrument was prepared by and return after recording to:
Daniel G. Quinn, Esq.
Law Office of Daniel G. Quinn, P.C.
4479 Central Avenue
Western Springs, Illinois 60558

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# FIRST AMENDMENT TO DECLARATION OF CONDOMINIUM OWNERSHIP FOR 4940 N. RIDGEWAY CONDOMINIUM

		AMENDMENT TO DECL	ARATION OF	CONDOMINIUM	I is made and enter	ed into this 26 14
day of _	JUNS	, 2007, by Tarquino Jara	, of Chicago, I	linois (hereinafter	referred to as the "!	Declarant");

### WITNESSETH:

WHEREAS, by a Declaration of Condominium dated September 26, 2006 (the "Declaration") recorded in the Office of the Recorder of Cook County, Illinois, as Document No. 0627010000, the Declarant submitted certain real estate (as described in Exhibit "A" attac'ed hereto) to the provisions of the Illinois Condominium Property Act (the "Act"); and

WHEREAS, Section 14.08 of the Declaration reserves to Declarant the right to amend the Declaration to modify Limited Common Elements upon the Parcel; at d

WHEREAS, the Declarant now desires to amend the Declaration so as to change the assignment for use of certain Limited Common Elements, to each Unit in the Condominium

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

- 1. The Plat of Survey for the Property and all Units thereon which is attached to the Declaration as Exhibit B, is hereby amended by substituting therefor new page 3 of Exhibit B a tached hereto. New page 3 of Exhibit B shows the changes in assignment of Limited Common Element parking spaces.
- 2. Exhibit C of the Declaration is hereby amended by substituting therefor Exhibit C attached hereto. New Exhibit C shows the changes in assignment of Limited Common Element parking spaces. The percentage ownership interest in the Common Elements shall remain the same.
- 3. The consent of Unit Owners other than Declarant and Mortgagees, to this First Amendment to the Declaration, is not required, or is deemed to have been given, by virtue of the power reserved to Declarant under Section 14.08 of the Declaration.
- 4. Except as expressly set forth herein and hereby amended, the Declaration is ratified and confirmed, and shall remain in full force and effect in accordance with its terms. All defined terms herein shall have the meanings contained in the Declaration.

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AMENDMENT TO DECLARATION, this 26 day of 7000 , 2007.
JARQUINO JARA
STATE OF ILLINOIS ;
COUNTY OF COOK SS.
C
I, MARITZA Nune2, a Notary Public, in and for said County, in the State aforesaid, DO HEREB CERTIFY, that TARQUINO JARA, who is personally known to me to be the same person whose name is subscribe to the foregoing instrument as Declarant, appeared before me this day in person and acknowledged that he signed ar delivered the said instrument as his own free and voluntary act, for the uses and purposes therein set forth.
GIVEN under my hand and notarial seal, this 26 day of 5 une 2007.
" Mento New
(SEAL)My Commission Expires: APRIL 29-2010 Notary Public
OFFICIAL SEAL MANTIZA NUNEZ NOTARY PUBLIC STATE OF ILLINOIS MY COMMISSION EXPRESS 04/29/10
· Co

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### **EXHIBIT "A"**

### **LEGAL DESCRIPTION**

LOT 8 AND THE SOUTH 1/2 OF LOT 7 IN BLOCK 1 IN HILL'S ADDITION TO ALBANY PARK IN THE SOUTHWEST 1/4 OF SECTION 11, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO THE PLAT THEREOF RECORDED JUNE 17, 1913 AS DOCUMENT 5209347 IN COOK COUNTY, ILLINOIS.

PIN: 13-11-317-020-0000

Street Address: 4940 N. Fridgeway, Chicago, Illinois 60625

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**EXHIBIT "B"** 

**PLAT** 

Property of Cook County Clerk's Office

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### **EXHIBIT "C"**

### 4940 N. RIDGEWAY CONDOMINIUM

# PERCENTAGE OWNERSHIP IN THE COMMON ELEMENTS

UNITS	PARKING SPACE LIMITED COMMON ELEMENT	STORAGE AREA LIMITED COMMON ELEMENT	PERCENTAGE OWNERSHIP
Unit 1	P-3	S-1	40%
Unit 2	P-2	S-2	30%
Unit 3		S-3	30%
	0,5	Total	100%
		Of Co.	
		C/O/	· · · · · · · · · · · · · · · · · · ·
		S-3  Total	T'S OFFICE

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# EXHIBIT (720422033 ATTACHED TO 15X 7+4AL

Doc#: 0720+22033 Fee: \$36.00 Eugene "Gene" McJrc. RHSP Fee:\$10.00

Cook County Recorder of Deeds Date: 07/23/2007 12:48 PM rg. 1 of 7

DOCUMENT

SEE PLAT INDEX