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FIRST AMENDMENT TO
DECLARATION OF
CONDOMINIUM
PURSUANT TO THE
CONDOMINIUM
PROPERTY ACT
BYRON FLATS
CONDOMINIUM

PIN: 14-19-202-009-0000

Commonly known as 1952-58 West Byron St. Chicago, 11 69613

Prepared by and mail to:

Matthew R. Gallagher, Fsq. Gallagher & Niemeyer, LLC 200 W. Ohio St., Ste. 200 Chicago, IL 60610 312-726-6670



Doc#: 0720716055 Fee: \$26.00 Eugene "Gene" Moore RHSP Fee:\$10.00 Cook County Recorder of Deeds

Date: 07/26/2007 01:19 PM Pg: 1 of 2

This First Amendment is made to the Declaration of Condominium Pursuant to the Condominium Property Act – Byron Flats Condominium, previously recorded <u>0714222017</u> 2007, by BYRON FLATS, LLC, an Illinois Limited Liability Company (hereinafter referred to as "Declarant"):

WITNESSETH:

WHEREAS, the Declarant is the developer and Declarant under the aforementioned Declaration of Condominium; and

WHEREAS the Declarant as developer retained the right in the Declaration of Condominium to amend said Declaration, and

WHEREAS, the Declarant intends to amend said declaration to correct a drafting error.

NOW. THEREFORE, the Declarant declares as follows:

- 1. Paragraph 11(f) is amended by striking the language therein and inserting it its place the following:
- f. No animals, livestock, fowl, or poultry of any kind shall be raised, bred, or kept in any Unit or in the Common Elements, except that household pets may be kept in Units, subject to reasonable rules and regulations adopted by the Association, which rule or regulation may exclude any kind of pet by type or category, provided that permitted household pets are not kept, bred, or maintained for any commercial purpose; and provided further that any such authorized pet causing or creating a nuisance or unreasonable disturbance shall be permanently removed from the Property on three (3) days' written notice from the Association. Dogs or cats that are kept in Units as of the date this Declaration is Recorded and dogs and cats owned by grantees of the Declarant at the time Units are conveyed to such grantees may be kept in Units subject to the terms of this paragraph, but once the dog or cat dies or is otherwise no longer kept in a Unit, the Unit Owner owning the dog or cat may not replace it with another dog or cat unless otherwise allowed pursuant to rules and regulations of the Association.

DATE 7-26-0) CUPIES _____

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BYRON FLATS LLC, an Illinois Limited Liability

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IN WITNESS WHEREOF, the said Manager of Declarant as aforesaid and not individually has caused its corporate seal to be affixed hereunto and has caused its name to be signed to these presents on the day and year first above written.

	Company /
	By:
	Ron D. Abrams, Manager
Abrams, as Manager of the BYRON FLATS LLC	•