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Doc#: 0723315144 Fee: \$74.00
Eugene "Gene" Moore RHSP Fee:\$10.00
Cook County Recorder of Deeds
Date: 08/21/2007 02:48 PM Pg: 1 of 9

**FIRST AMENDMENT TO
DECLARATION OF CONDOMINIUM OWNERSHIP
AND OF
EASEMENTS, RESTRICTIONS, COVENANTS AND BY-LAWS
For BONNIE LANE COMMERCIAL CONDOMINIUM
AND THE
BONNIE LANE COMMERCIAL CONDOMINIUM ASSOCIATION**

**This Instrument Prepared by
and after Recording Return to**

**Permanent Real Estate Tax Numbers:
08-27-102-069-0000**

**Address of Property
700-750 BONNIE LANE
Elk Grove Village, Illinois**

**Send Tax Bills to
BONNIE LANE PARTNERS, LLC
190 Shepard Unit A
Wheeling, IL 60090**

**David S. Dordek
Dordek, Rosenburg & Associates, P.C.,
8424 Skokie Boulevard, Skokie, Illinois
60077**

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RECORDING FEE 74
DATE 8-21-07 COPIES 6
OK BY MP

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**FIRST AMENDMENT
TO
DECLARATION OF CONDOMINIUM OWNERSHIP
AND OF
EASEMENTS, RESTRICTIONS, COVENANTS AND BY-LAWS
For BONNIE LANE COMMERCIAL CONDOMINIUM
AND THE
BONNIE LANE COMMERCIAL CONDOMINIUM ASSOCIATION**

THIS **FIRST** AMENDMENT TO DECLARATION OF CONDOMINIUM FOR BONNIE LANE COMMERCIAL CONDOMINIUM (this "FIRST AMENDMENT") is made this July __, 2007 by BONNIE LANE PARTNERS LLC an Illinois Limited Liability Company ("Declarant" and Developer")

RECITALS

- I. The Declaration of Condominium for The BONNIE LANE COMMERCIAL CONDOMINIUM (the "Original Declaration") was recorded in the Office of the Recorder of Deeds of Cook County, Illinois (the "Recorder's Office") on June 15, 2007, as Document No. 0716616027
- II. Capitalized terms used in this First Amendment but not otherwise defined in this Amendment shall have the same meanings ascribed to such terms in the Declaration.
- III. Pursuant to Section 13.12 of the Declaration, Owner reserved the right to modify the Declaration to correct clerical or typographical errors in the Declaration and to amend the Plat to reflect the actual location, dimensions and elevations of those Units and Limited Common Elements located on the Property which were not substantially completed by Owner on the date of recording of the Declaration or any Amendment thereto.
- IV. Pursuant to Article 14 of the Declaration, Owner reserved the right to add-on and annex to the Property the Additional Parcel, and to reallocate percentage interests in the Common Elements by recording an amendment to the Declaration.
- V. Owner desires to add-on and annex to the Property one additional unit to the condominium, so that the Parcel is now legally described as set forth in First Amended Exhibit D, and platted as set forth in First Amended Exhibit B both attached hereto and made a part hereof, and to submit the new property to the provisions of the Act, and to reallocate the percentage interests of the Unit Owners in the Common Elements, as set forth in First Amended Exhibit C, attached hereto and made part hereof, all in accordance with the provisions of Article 14 of the Declaration.
- VI. Owner is the owner of the property which is being added.

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VII. Pursuant to the provisions of Section 28(e) of the Declaration, the Unit Owners and their mortgagees have consented to this First Amendment.

NOW, THEREFORE, Owner hereby declares as follows:

The foregoing recitals are hereby incorporated in and made a part of this Amendment.


1. The Plat attached as Exhibit B to the Declaration is hereby added by First Amended Exhibit B
2. Exhibit C to the Declaration is hereby deleted and replaced by First Amended Exhibit C.
3. Exhibit D to the Declaration is hereby added by First Amended Exhibit D.
4. All references in Article 14 to Exhibit B as the Exhibit which reflects the Unit Owner Percentages in the Common Elements is hereby corrected to reflect Exhibit C.
5. The Declaration, as modified and amended by this First Amendment and all prior Amendments, is hereby ratified and confirmed, and is in full force and effect.
[SIGNATURE PAGES FOLLOW]

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Declarant's Signature

IN WITNESS whereof, Bonnie Lane Partners LLC, an Illinois Limited Liability Company has caused its name to be signed to these presents by its Manager, this 17 Day of July, 2007.,

Bonnie Lane Partners


By: Barry Seiden
Its Manager

ACKNOWLEDGMENT

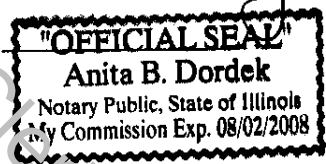
State of Illinois }
 }
County of Cook } **SS**

I, Anita B. Dordek Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY that Barry Seiden as Manager of BONNIE LANE PARTNERS, LLC, an Illinois Limited Liability Company, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged to me that he, being thereunto duly authorized, signed and delivered said instrument as the free and voluntary act of said Limited Liability Company and as (his/her/their) own free and voluntary act, for the uses and purposes set forth therein.

GIVEN under my hand and notarial seal this 17 day of July, 2007.

Notary: Anita B. Dordek

Affix Seal:



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Consent of Mortgagee
Consent of Mortgagee

M B Financial holder of the mortgage on the Property dated June 15, 2006 recorded as Document Number 0618055276 and under assignment of rents on the Property dated June 15, 2006 and recorded as Document Number 0618055277, hereby consents to the execution and recording of the within, hereby consents to the execution and recording of the within **FIRST AMENDMENT TO DECLARATION OF CONDOMINIUM OWNERSHIP AND OF EASEMENTS, RESTRICTIONS, COVENANTS AND BY-LAWS For BONNIE LANE COMMERCIAL CONDOMINIUM AND BONNIE LANE COMMERCIAL CONDOMINIUM ASSOCIATION**

In witness whereof the undersigned, Jack M. Sharp a Senior Vice President has caused this Consent of Mortgagee to be signed by its duly authorized officers on its behalf; all done at Elk Grove Village, Illinois on this 13 day of July, 2007.

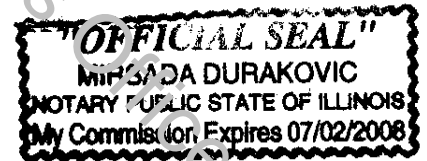
By [Signature]
Its Senior Vice President

ACKNOWLEDGMENT

State of Illinois }
 } SS
County of Cook }

I, Mirsada Durakovic, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY that JACK SHARP as Senior Vice President of MB Financial, personally known to me to be the same person(s) whose name(s) (is/are) subscribed to the foregoing instrument, appeared before me this day in person and (severally) acknowledged to me that (he/she/they) being thereunto duly authorized, signed and delivered said instrument as the free and voluntary act of said entity and as his own free and voluntary act, for the uses and purposes set forth therein.

Mirsada Durakovic
Notary, My commission expires 7/2/2008



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EXHIBIT D Legal Description of Condominium Property

LOT 19 IN TRITON INDUSTRIAL PARK UNIT 10, BEING A SUBDIVISION OF PART OF THE EAST HALF OF THE EAST HALF OF THE NORTHWEST QUARTER OF SECTION 27, TOWNSHIP 41 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, EXCEPTING THEREFROM THAT PART LYING ABOVE A HORIZONTAL PLANE OF 100.00 FEET AND LYING BELOW A HORIZONTAL PLANE OF 114.43 FEET AND FALLING WITHIN THE HORIZONTAL BOUNDARIES PROJECTED VERTICALLY, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF AFOREMENTIONED LOT 19; THENCE SOUTH 00 DEGREES 46 MINUTES 48 SECONDS WEST ALONG THE EAST LINE OF SAID LOT 19, 26.08 FEET; THENCE SOUTH 90 DEGREES 00 MINUTES 00 SECONDS WEST, 58.47 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING SOUTH 90 DEGREES 00 MINUTES 00 SECONDS WEST, 128.34 FEET; THENCE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS WEST, 94.15 FEET; THENCE SOUTH 90 DEGREES 00 MINUTES 00 SECONDS EAST, 125.83 FEET; THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST, 6.31 FEET; THENCE SOUTH 90 DEGREES 00 MINUTES 00 SECONDS EAST, 2.49 FEET; THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST, 50.47 FEET; THENCE SOUTH 90 DEGREES 00 MINUTES 00 SECONDS WEST, 2.49 FEET; THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST, 12.49 FEET; THENCE SOUTH 90 DEGREES 00 MINUTES 00 SECONDS EAST, 2.53 FEET; THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST, 24.87 FEET TO THE POINT OF BEGINNING.

ALSO EXCEPTING THEREFROM THAT PART OF SAID LOT 19 IN TRITON INDUSTRIAL PARK UNIT 10, BEING A SUBDIVISION OF PART OF THE EAST HALF OF THE EAST HALF OF THE NORTHWEST QUARTER OF SECTION 27, TOWNSHIP 41 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN LYING ABOVE A HORIZONTAL PLANE OF 100.00 FEET AND LYING BELOW A HORIZONTAL PLANE OF 114.43 FEET AND FALLING WITHIN THE HORIZONTAL BOUNDARIES PROJECTED VERTICALLY, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF AFOREMENTIONED LOT 19; THENCE SOUTH 00 DEGREES 46 MINUTES 48 SECONDS WEST ALONG THE EAST LINE OF SAID LOT 19, 26.08 FEET; THENCE SOUTH 90 DEGREES 00 MINUTES 00 SECONDS WEST, 58.47 FEET; THENCE CONTINUING SOUTH 90 DEGREES 00 MINUTES 00 SECONDS WEST, 128.34 FEET; THENCE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS WEST, 125.47 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING SOUTH 00 DEGREES 00 MINUTES 00 SECONDS WEST, 62.82 FEET; THENCE SOUTH 90 DEGREES 00 MINUTES 00 SECONDS EAST, 128.34 FEET; THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST, 24.91 FEET; THENCE SOUTH 90 DEGREES 00 MINUTES 00 SECONDS WEST, 2.49 FEET; THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST, 12.45 FEET; THENCE SOUTH 90 DEGREES 00 MINUTES 00 SECONDS EAST, 2.52 FEET; THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST, 25.46 FEET; THENCE SOUTH 90 DEGREES 00 MINUTES 00 SECONDS WEST, 128.34 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Tax Numbers: 08-27-102-069-0000

Address of Property: 700-750 BONNIE LANE, Elk Grove Village, Illinois

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EXHIBIT C Unit Owner's percentage of ownership in the Common Elements

Unit Number	Percentage Ownership
730	33.34%
740	33.33%
750	33.33%
TOTAL	100.00%

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EXHIBIT

0723315144

8-21-07

ATTACHED TO



DOCUMENT

SEE PLAT INDEX

Property of Cook County Clerk's Office

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