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Doc#: 0732515000 Fee: \$98.00  
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Cook County Recorder of Deeds  
Date: 11/21/2007 08:13 AM Pg: 1 of 15

Property of Cook County Clerk's Office

## SPECIAL AMENDMENT TO DECLARATION OF CONDOMINIUM OWNERSHIP FOR KLEE PLAZA AT SIX CORNERS CONDOMINIUM

This document prepared by  
and after recording return to:

Charles E. Alexander  
40 Skokie Boulevard  
Suite 630  
Northbrook, Illinois 60062

Street Address:  
4015 N. Milwaukee Avenue  
Chicago, Illinois 60641

Permanent Index Numbers:  
13-16-431-008; 13-16-431-009;  
13-16-431-010; 13-16-431-011;  
13-16-431-021; 13-16-431-022;  
13-16-431-028

RECORDING FEE \$98  
DATE 11-21-07 COPIES 6x  
OK BY C.F.

1596

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## **SPECIAL AMENDMENT TO DECLARATION OF CONDOMINIUM OWNERSHIP FOR KLEE PLAZA AT SIX CORNERS CONDOMINIUM**

This Special Amendment to Declaration of Condominium Ownership for Klee Plaza at Six Corners Condominium (hereinafter referred to as the "Special Amendment") is made this 19<sup>th</sup> day of November, 2007 by Six Corners, L.L.C., an Illinois limited liability company (hereinafter referred to as the "Developer").

### **RECITALS:**

A. Developer submitted certain real estate to the provisions of the Illinois Condominium Property Act by recording that certain Declaration of Condominium Ownership for Klee Plaza at Six Corners Condominium dated June 12, 2007 (hereinafter referred to as the "Declaration") and recorded on July 16, 2007 with the Recorder of Cook County, Illinois as Document Number 0719717024 which instrument created Klee Plaza at Six Corners Condominium (hereinafter referred to as the "Condominium").

B. The Declaration was amended by First Amendment to Declaration of Condominium Ownership for Klee Plaza at Six Corners Condominium dated October 2, 2007 (hereinafter referred to as the "First Amendment") and recorded October 31, 2007 with the Recorder of Cook County, Illinois as Document Number 0730403042 which instrument added additional real estate and units to the Condominium. The legal description of the Condominium, as amended by the First Amendment, is attached hereto and incorporated herein by this reference.

C. The Declaration in Section 17.8 grants to the Developer a power to record a Special Amendment to the Declaration for the purpose of correcting errors in the Declaration. A clerical error has been discovered in the survey attached to the First Amendment as Amended Exhibit C which Developer intends to correct by the recording of this Special Amendment.

NOW, THEREFORE, Six Corners, L.L.C. as the Developer of the Condominium, does hereby amend the Declaration as follows:

1. Plat of Survey. The Plat of Survey attached to the First Amendment as Amended Exhibit C is hereby deleted and replaced in its entirety by the revised Amended Exhibit C attached hereto and incorporated herein by this reference.

2. Inconsistencies. Except as expressly set forth herein, the Declaration and First Amendment shall remain in full force and effect in accordance with their terms. Any inconsistencies between the Declaration, the First Amendment and this Special Amendment shall be resolved in favor of the provisions contained in this Special Amendment.

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IN WITNESS WHEREOF, Six Corners, L.L.C. has executed this Special Amendment as of the date above first written.

Six Corners, L.L.C.

By: 

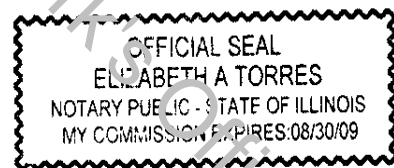
Its: Manager

State of Illinois )  
 ) SS.  
 County of Cook )

The undersigned, a Notary Public in and for said County, in the State aforesaid, does hereby certify that Marc Sussman, as Manager of Six Corners, L.L.C., who is personally known to me to be the same person whose name is subscribed to the foregoing instrument as such Manager of said limited liability company, appeared before me this day in person and acknowledged that he signed and delivered the said instrument as his own free and voluntary act and as the free and voluntary act of said limited liability company for the uses and purposes therein set forth.

Given under my hand and notarial seal this 20 day of November, 2007.

  
 Notary Public



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## LEGAL DESCRIPTION

### Condominium Parcel 1

(Upper Limit 34.18 C. C. D. No Lower Limit)

A parcel of land lying within E. C. Dickinson's Milwaukee Avenue Subdivision Number 3, being a subdivision of that part East of Milwaukee Avenue of Lot 12 (except the North 33 feet thereof) of School Trustees Subdivision of Section 16, Township 40 North, Range 13 East of the Third Principal Meridian recorded May 12, 1911 under document # 4757929, lying below the horizontal plane having an elevation of 34.18 feet Chicago City Datum and lying within its horizontal boundary projected vertically, bounded and described as follows: Beginning at the intersection of a point 4.00 feet South of the North line of Lot 14 in said E. C. Dickinson's Milwaukee Avenue Subdivision Number 3 and on the East line of said Lot 14, thence South 00°00'00" West, 110.03 feet along said East line and along Lots 13, 12 and part of Lot 11 in said E. C. Dickinson's Milwaukee Avenue Subdivision to a point 9.00 feet South of the Northeast corner of Lot 11 aforesaid; thence North 89°56'32" West, 65.84 feet; thence South 40°41'07" West, 26.03 feet; thence South 24°36'31" East, 33.03 feet; thence North 40°41'07" East, 4.99 feet; thence South 89°29'18" East, 65.81 feet, along the South line of a vacated 16 foot wide alley to the Northeast corner of Lot 3 in said E. C. Dickinson's Milwaukee Avenue Subdivision Number 3; thence South 00°00'00" West, 153.04 feet along East line of Lots 1, 2 and 3 in said E. C. Dickinson's Milwaukee Avenue Subdivision Number 3 to the South corner of said Lot 1; thence North 49°17'16" West, 280.10 feet along the Southwesterly line of Lots 1 to 8 in said E. C. Dickinson's Milwaukee Avenue Subdivision Number 3 to the Northwest corner of said Lot 8; thence North 40°41'07" East, 125.00 feet along the Northwesterly line of said Lot 8 to the Northeast corner aforesaid; thence North 20°06'52" East, 16.94 feet; thence North 00°00'00" West, 17.30 feet along the West line of said Lot 14; thence South 89°29'18" East, 41.17 feet along a line 4.00 feet South of the North line of said Lot 14; thence South 00°00'00" West, 48.54 feet; thence South 89°29'18" East, 22.00 feet; thence North 00°00'00" East, 48.54 feet to a line 4.00 feet South of the North line of said Lot 14; thence South 89°29'18" East, 61.83 feet to the point of beginning, in Cook County, Illinois.

### Condominium Parcel 2

(Upper limit 50.31 C. C. D. Lower Limit 34.18 C. C. D.)

A parcel of land lying within E. C. Dickinson's Milwaukee Avenue Subdivision Number 3 except the North 33 feet thereof) of School Trustees Subdivision of Section 16, Township 40 North, Range 13 East of the Third Principal Meridian recorded May 12, 1911 under document # 4757929, lying above the horizontal plane having an elevation of 34.18 feet and below the horizontal plane of 50.31 feet in Chicago City Datum and lying within its horizontal boundary projected vertically, bounded and described as follows: Commencing at the South corner of Lot 1 in said E. C. Dickinson's Milwaukee Subdivision; thence North 49°17'16" West, 133.89 feet along the Southwesterly line of Lots 1, 2 and part Lot 3 in said E. C. Dickinson's Milwaukee Avenue Subdivision Number 3 to the point of beginning; thence North 40°42'44" East, 40.00 feet; thence South 49°17'16" East, 1.75 feet; thence North 40°42'44" East, 8.75 feet; thence North 49°17'16" West, 16.75 feet; thence South 40°42'44" West, 48.75 feet to the Southwesterly line of said Lot 3; thence South 49°17'16" East, 15.00 feet along the Southwesterly of Lot 3 in said E. C. Dickinson's Milwaukee Subdivision, to the point of beginning, in Cook County, Illinois.

### Condominium Parcel 3

(Upper limit 51.33 C. C. D. Lower Limit 34.18 C. C. D.)

A parcel of land lying within E. C. Dickinson's Milwaukee Avenue Subdivision Number 3 except the North 33 feet thereof) of School Trustees Subdivision of Section 16, Township 40 North, Range 13 East of the Third Principal Meridian recorded May 12, 1911 under document # 4757929, lying above the horizontal plane having an elevation of 34.18 feet and below the horizontal plane of 50.31 feet in Chicago City Datum and lying within its horizontal boundary projected vertically, bounded and described as follows: Commencing at the South corner of Lot 1 in said E. C. Dickinson's Milwaukee Subdivision; thence North 49°17'16" West, 205.85 feet along the Southwesterly line of Lots 1 to 5 and part of Lot 6 in said E. C. Dickinson's Milwaukee Avenue Subdivision Number 3; thence North 40°42'44" East, 25.95 feet to the point of beginning; thence North 49°17'16" West, 18.91 feet; thence North 40°42'44" East, 8.50 feet; thence South 49°17'16" East, 18.91 feet; thence South 40°42'44" West, 8.50 feet to the point of beginning, in Cook County, Illinois.

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## Condominium Parcel 4

(Upper limit 50.31 C. C. D. Lower Limit 34.18 C. C. D.)

A parcel of land lying within E. C. Dickinson's Milwaukee Avenue Subdivision Number 3 except the North 33 feet thereof) of School Trustees Subdivision of Section 16, Township 40 North, Range 13 East of the Third Principal Meridian recorded May 12, 1911 under document # 4757929, lying above the horizontal plane having an elevation of 34.18 feet and below the horizontal plane of 50.31 feet in Chicago City Datum and lying within its horizontal boundary projected vertically, bounded and described as follows: Commencing at the South corner of Lot 1 in said E. C. Dickinson's Milwaukee Subdivision; thence North 00°00'00" East, 141.79 feet along the East line of Lots 1, 2 and part of Lot 3 in said E. C. Dickinson's Milwaukee Avenue Subdivision Number 3 to the point of beginning; thence South 89°55'29" West, 26.00 feet; thence North 00°00'00" East, 11.52 feet to the South line of a vacated 16 foot wide alley; thence North 89°55'29" East, 26.00 feet along the South line aforesaid to the East line of said Lot 3; thence South 00°00'00" West, 11.25 feet along the East line of said Lot 3 to the point to the point of beginning, in Cook County, Illinois.

## Condominium Parcel 5

(Lower limit 34.18 C. C. D. No upper limit)

A parcel of land lying within E. C. Dickinson's Milwaukee Avenue Subdivision Number 3, being a subdivision of that part East of Milwaukee Avenue of Lot 12 (except the North 33 feet thereof) of School Trustees Subdivision of Section 16, Township 40 North, Range 13 East of the Third Principal Meridian recorded May 12, 1911 under document # 4757929, lying above the horizontal plane having an elevation of 34.18 feet Chicago City Datum and lying within its horizontal boundary projected vertically, bounded and described as follows: Commencing at the intersection of a point 4.00 feet South of the North line of Lot 14 in said E. C. Dickinson's Milwaukee Avenue Subdivision Number 3 and on the East line of said Lot 14, thence North 89°29'18" West, 40.33 feet along a line 4.00 feet South of the North line of Lot 14 aforesaid to the point of beginning; thence continuing North 89°29'18" West, 21.50 feet along a line 4.00 feet South of the North line of said Lot 14; thence South 00°00'00" West, 14.00 feet; thence South 89°29'18" East, 21.50 feet; thence North 00°00'00" East, 14.00 feet to the point of beginning, in Cook County, Illinois.

## Condominium Parcel 5A

Inclined plane (Lower limit 34.18 to 25.80 C. C. D. No upper limit)

A parcel of land lying within E. C. Dickinson's Milwaukee Avenue Subdivision Number 3, being a subdivision of that part East of Milwaukee Avenue of Lot 12 (except the North 33 feet thereof) of School Trustees Subdivision of Section 16, Township 40 North, Range 13 East of the Third Principal Meridian recorded May 12, 1911 under document # 4757929, lying above a slanted plane defined by the hereinafter described points "A", "B" and "C" and lying within its horizontal boundary projected vertically, bounded and described as follows: Commencing at the intersection of a point 4.00 feet South of the North line of Lot 14 in said E. C. Dickinson's Milwaukee Avenue Subdivision Number 3 and on the East line of said Lot 14, thence North 89°29'18" West, 61.83 feet along a line 4.00 feet South of the North line of Lot 14 aforesaid to the point of beginning being also point "A" which has an elevation of +34.18 feet above Chicago City Datum; thence continuing North 89°29'18" West, 22.00 feet along a line 4.00 feet South of the North line of said Lot 14 to point "B" which has an elevation of +34.18 feet above Chicago City Datum; thence South 00°00'00" West, 48.54 feet horizontally to point "C" which has an elevation of +25.80 feet above Chicago City Datum; thence South 89°29'18" East, 22.00 feet, thence North 00°00'00" East, 48.54 feet to the point of beginning, in Cook County, Illinois.

## Part of Condominium Parcel 6

Lower limit 50.31 C. C. D. No upper limit)

A parcel of land lying within E. C. Dickinson's Milwaukee Avenue Subdivision Number 3 except the North 33 feet thereof) of School Trustees Subdivision of Section 16, Township 40 North, Range 13 East of the Third Principal Meridian recorded May 12, 1911 under document # 4757929, lying above the horizontal plane having an elevation of 50.31 feet in Chicago City Datum and lying within its horizontal boundary projected vertically, bounded and described as follows: Beginning at the South corner of Lot 1 in said E. C. Dickinson's Milwaukee Subdivision; thence North 49°17'16" West, 148.89 feet along the Southwesterly line of Lots 1 to 3 in said E. C. Dickinson's Milwaukee Subdivision; thence North 40°42'44" East, 62.23 feet; thence South 49°17'16" East, 45.43 feet; thence North 00°00'00" East, 38.72 feet to the South line of a vacated alley; thence South 89°29'18" East, 37.83 feet along the South line aforesaid to the East line of said Lot 3; thence South 00°00'00"

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West, 153.04 feet along the East line of said Lots 1, 2 and 3 to point of beginning, in Cook County, Illinois.

Also

Lower limit 51.33 C. C. D. No upper limit)

A parcel of land lying within E. C. Dickinson's Milwaukee Avenue Subdivision Number 3 except the North 33 feet thereof) of School Trustees Subdivision of Section 16, Township 40 North, Range 13 East of the Third Principal Meridian recorded May 12, 1911 under document #4757929, lying above the horizontal plane having an elevation of 51.33 feet in Chicago City Datum and lying within its horizontal boundary projected vertically, bounded and described as follows: Commencing at the South corner of Lot 1 in said E. C. Dickinson's Milwaukee Subdivision; thence North  $49^{\circ}17'16''$  West, 148.89 feet along the Southwesterly line of Lots 1 to 3 in said E. C. Dickinson's Milwaukee Subdivision to the point of beginning; Thence continuing North  $49^{\circ}17'16''$  West, 131.21 feet along the Southwesterly line of Lots 1 to 8 in said E. C. Dickinson's Milwaukee Subdivision to the northwest corner of lot 8; thence North  $40^{\circ}41'07''$  East, 66.00 feet along the northerly line of lot 8; thence South  $49^{\circ}17'16''$  East 131.24 feet; thence South  $40^{\circ}42'44''$  West 66.00 feet to the point of beginning; in Cook County, Illinois.

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**REVISED AMENDED EXHIBIT "C"**  
**PLAT OF SURVEY**

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**EXHIBIT**



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**ATTACHED TO**

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11/21/07

**DOCUMENT**

**SEE PLAT INDEX**

7-PG  
8-X  
15-PG