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Doc#: 0825349012 Fee: \$60.00  
Eugene "Gene" Moore RHSP Fee:\$10.00  
Cook County Recorder of Deeds  
Date: 09/09/2008 10:21 AM Pg: 1 of 13

**NINTH AMENDMENT TO  
THE DECLARATION OF  
EASEMENTS, RESTRICTIONS,  
AND COVENANTS FOR  
PRINCETON CLUB TOWNE  
VILLAS CONDOMINIUM  
ASSOCIATION**

For Use by Recorder's Office Only

THIS NINTH AMENDMENT (the "Amendment") to the Declaration of Condominium Ownership and of Easements, Restrictions Covenants and By-Laws for Princeton Club Towne Villas Condominium Association, recorded in the Office of the Recorder of Deeds of Cook County, Illinois on May 3, 1994, as document number 94-394980 (the "Declaration") is made and entered into this 25<sup>th</sup> day of June, 2008, by the Princeton Club Towne Villas Condominium Association, an Illinois not-for-profit corporation (the "Association").

**WITNESSETH:**

**WHEREAS**, upon recording of the Declaration the property legally described in Exhibit "B" hereto was submitted to the provisions of the Illinois Condominium Property Act; and

**WHEREAS**, pursuant to Article 14, Section 14.8 of the Declaration, the Declaration may be changed, modified or rescinded by an instrument in writing, setting forth such change, modification or rescission, signed and acknowledged by the President or Vice President of the Board, and approved by the Unit Owners having, in the aggregate, at least sixty-seven percent (67%) of the total vote, at a meeting called for that purpose provided, however, that all holders of first mortgages of record have been notified by certified mail of any change, modification or rescission, and an affidavit by the Secretary of the Board certifying to such mailing is made part of such instrument, and such an affidavit is attached hereto as Exhibit "A"; and

**WHEREAS**, such amendment shall be effective upon the recording of such an instrument in the Office of the Recorder of Deeds of Cook County, Illinois.

**NOW, THEREFORE**, the Declaration is modified and amended as set forth hereinafter:

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## 1. ARTICLE 13:

A. Article 13, Section 13.1 (captioned "Unrestricted Transfers") is modified by the deletion of the word "lease" from the first sentence thereof.

B. Article 13, Section 13.2 is deleted in its entirety, and replaced with the following:

### 13.2 Rental and Leasing Prohibited.

(a) **Application:** Effective upon the date of recording of this Amendment (the "Effective Date"), and except as specifically set forth herein, the rental, lease, or other similar conveyance of the possession, use or occupancy of all or any part of a Unit to any person or entity shall be strictly prohibited.

(i) This prohibition shall apply to all Owners, and to all individuals (including an Owner's immediate family members) or entities acquiring a legal or equitable interest in a Unit after the Effective Date (including, but not limited to, an interest acquired by virtue of the death of an Owner).

(ii) Notwithstanding anything contained herein to the contrary, an Owner may allow immediate family members to possess, occupy or use a Unit.

(iii) For the purposes of this Amendment, "immediate family members" shall be defined as an Owner's spouse, grandparents, parents, siblings, children and grandchildren.

(b) **Orders of Possession:** Notwithstanding the foregoing, the Board of Directors may rent or lease any Unit for which the Board or the Association is granted an order of possession in a forcible entry and detainer, foreclosure, or other legal or equitable proceeding. Any such lease or rental shall be in accord with applicable law, and on such terms and conditions as the Board of Directors deems reasonable and in the best interests of the Association.

2. ARTICLE 6: Article 6, Section 6.1 is modified, at the fifth sentence thereof, by the deletion of "April 1" and the insertion of "September 1" in its place.

3. Except as expressly set forth herein, all of the terms of the Declaration are hereby ratified and confirmed and shall remain in full force and effect.



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## EXHIBIT A

### SECRETARY'S AFFIDAVIT

THE UNDERSIGNED, on oath, states as follows:

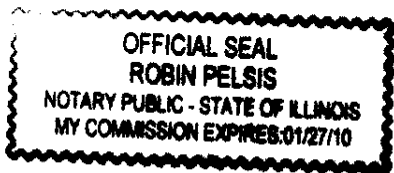
1. My name is Joyce S. Weber. I am over eighteen years of age and competent to make this Affidavit,
2. I am the duly elected Secretary of the Board of Directors of the Princeton Club Towne Villas Condominium Association
3. The foregoing Ninth Amendment to the Declaration of Condominium Ownership and of Easements, Restrictions Covenants and By-Laws for Princeton Club Towne Villas Condominium Association was approved by the Unit Owners having, in the aggregate, at least sixty-seven percent (67%) of the total vote, at a meeting called for that purpose.
4. Notice of the foregoing Ninth Amendment to the Declaration of Condominium Ownership and of Easements, Restrictions Covenants and By-Laws for Princeton Club Towne Villas Condominium Association was mailed by certified mail to all holders of first mortgagees of record pursuant to Article 14, Section 14.8 thereof.
5. Further affiant sayeth naught.

Dated: 6-25-08

Joyce S. Weber

Subscribed and sworn to before me  
this 25<sup>th</sup> day of June, 2008.

Robin Pelsis  
Notary Public



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**DECLARATION OF CONDOMINIUM OWNERSHIP  
AND OF  
EASEMENTS, RESTRICTIONS, COVENANTS  
AND BY-LAWS FOR  
PRINCETON CLUB TOWNE VILLAS CONDOMINIUM ASSOCIATION**

**SURVEY OF UNITS  
(ATTACHED HERETO)**

LOTS 2, 3 AND 4 IN PRINCETON CLUB TOWNE VILLAS, BEING A RESUBDIVISION OR PART OF LOT 1 IN THE PRINCETON CLUB, BEING A SUBDIVISION OF PART OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 21, TOWNSHIP 42 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF OF SAID RESUBDIVISION RECORDED MARCH 31, 1994 AS DOCUMENT NO. 94291975, IN COOK COUNTY, ILLINOIS.

**COMMON ADDRESSES.**

2-L-41, 3056 LEXINGTON LANE, GLENVIEW, ILLINOIS  
2-L-42, 3054 LEXINGTON LANE, GLENVIEW, ILLINOIS  
2-R-42, 3052 LEXINGTON LANE, GLENVIEW, ILLINOIS  
2-R-41, 3050 LEXINGTON LANE, GLENVIEW, ILLINOIS

3-L-41, 3048 LEXINGTON LANE, GLENVIEW, ILLINOIS  
3-L-42, 3046 LEXINGTON LANE, GLENVIEW, ILLINOIS  
3-R-42, 3044 LEXINGTON LANE, GLENVIEW, ILLINOIS  
3-R-41, 3042 LEXINGTON LANE, GLENVIEW, ILLINOIS

4-L-41, 3040 LEXINGTON LANE, GLENVIEW, ILLINOIS  
4-L-42, 3038 LEXINGTON LANE, GLENVIEW, ILLINOIS  
4-R-42, 3036 LEXINGTON LANE, GLENVIEW, ILLINOIS  
4-R-41, 3034 LEXINGTON LANE, GLENVIEW, ILLINOIS

**PERMANENT INDEX NUMBERS**

04-21-201-064

94394940

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**FIRST AMENDMENT TO DECLARATION OF  
CONDOMINIUM OWNERSHIP FOR  
PRINCETON CLUB TOWNE VILLAS CONDOMINIUM ASSOCIATION**

**LEGAL DESCRIPTION  
ADDITIONAL PARCELS**

**PARCEL 1:** Lot 1 in Princeton Club Towne Villas, being a resubdivision of part of Lot 1 in the Princeton Club, being a subdivision of part of the Northeast Quarter of the Northeast Quarter of Section 21, Township 42 North, Range 12 East of the Third Principal Meridian, according to the plat of said resubdivision recorded March 31, 1994 as Document No. 94 291975, in Cook County, Illinois.

**PARCEL 2:** Lot 5 in Princeton Club Towne Villas, being a resubdivision of part of Lot 1 in the Princeton Club, being a subdivision of part of the Northeast Quarter of the Northeast Quarter of Section 21, Township 42 North, Range 12 East of the Third Principal Meridian, according to the plat of said resubdivision recorded March 31, 1994 as Document No. 94 291975, in Cook County, Illinois.

**PARCEL 3:** Lot 3 in Princeton Club Towne Villas, being a resubdivision of part of Lot 1 in the Princeton Club, being a subdivision of part of the Northeast Quarter of the Northeast Quarter of Section 21, Township 42 North, Range 12 East of the Third Principal Meridian, according to the plat of said resubdivision recorded March 31, 1994 as Document No. 94 291975, in Cook County, Illinois.

**COMMON ADDRESSES:**

3001 Lexington Lane	3003 Lexington Lane
3005 Lexington Lane	3007 Lexington Lane
3026 Lexington Lane	3028 Lexington Lane
3030 Lexington Lane	3032 Lexington Lane
3058 Lexington Lane	3060 Lexington Lane
3062 Lexington Lane	3064 Lexington Lane

**PERMANENT INDEX NUMBERS: 04-21-201-064**

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**SECOND AMENDMENT TO DECLARATION OF  
CONDOMINIUM OWNERSHIP FOR  
PRINCETON CLUB TOWNE VILLAS CONDOMINIUM ASSOCIATION**

**LEGAL DESCRIPTION**

**ADDITIONAL PARCELS**

Lots 10, 11 and 12 in Princeton Club Towne Villas, being a resubdivision of part of Lot 1 in the Princeton Club, being a subdivision of part of the Northeast Quarter of the Northeast Quarter of Section 21, Township 42 North, Range 12, East of the Third Principal Meridian, according to the plat of said resubdivision recorded March 31, 1994, as Document No. 94 291975, in Cook County, Illinois.

**Common Addresses**

3009 Lexington Lane  
3011 Lexington Lane  
3013 Lexington Lane  
3015 Lexington Lane  
3017 Lexington Lane  
3019 Lexington Lane  
3021 Lexington Lane  
3023 Lexington Lane  
3025 Lexington Lane  
3027 Lexington Lane  
3029 Lexington Lane  
3031 Lexington Lane

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**THIRD AMENDMENT TO DECLARATION OF  
CONDOMINIUM OWNERSHIP FOR  
PRINCETON CLUB TOWNE VILLAS CONDOMINIUM ASSOCIATION**

**LEGAL DESCRIPTION**

**ADDITIONAL PARCELS**

Lot 7 in Princeton Club Towne Villas, being a resubdivision of part of Lot 1 in the Princeton Club, being a subdivision of part of the Northeast Quarter of the Northeast Quarter of Section 21, Township 42 North, Range 12, East of the Third Principal Meridian, according to the plat of said resubdivision recorded March 31, 1994, as Document No. 94 291975, in Cook County, Illinois.

Common Addresses

3010 Lexington Lane, Glenview, IL  
 3012 Lexington Lane, Glenview, IL  
 3014 Lexington Lane, Glenview, IL  
 3016 Lexington Lane, Glenview, IL  
 3041 Lexington Lane, Glenview, IL  
 3043 Lexington Lane, Glenview, IL  
 3045 Lexington Lane, Glenview, IL  
 3047 Lexington Lane, Glenview, IL

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**FOURTH AMENDMENT TO DECLARATION OF  
CONDOMINIUM OWNERSHIP FOR  
PRINCETON CLUB TOWNE VILLAS CONDOMINIUM ASSOCIATION**

**LEGAL DESCRIPTION**

**ADDITIONAL PARCELS**

Lot 6, 8 and 13 in Princeton Club Towne Villas, being a resubdivision of part of Lot 1 in the Princeton Club, being a subdivision of part of the Northeast Quarter of the Northeast Quarter of Section 21, Township 42 North, Range 12, East of the Third Principal Meridian, according to the plat of said resubdivision recorded March 31, 1994, as Document No. 94291975, in Cook County, Illinois.

**Common Addresses**

3033 Lexington Lane, Glenview, IL  
 3035 Lexington Lane, Glenview, IL  
 3037 Lexington Lane, Glenview, IL  
 3039 Lexington Lane, Glenview, IL  
 3008 Lexington Lane, Glenview, IL  
 3006 Lexington Lane, Glenview, IL  
 3004 Lexington Lane, Glenview, IL  
 3002 Lexington Lane, Glenview, IL  
 3024 Lexington Lane, Glenview, IL  
 3022 Lexington Lane, Glenview, IL  
 3020 Lexington Lane, Glenview, IL  
 3018 Lexington Lane, Glenview, IL

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**FIFTH AMENDMENT TO DECLARATION OF  
CONDOMINIUM OWNERSHIP FOR  
PRINCETON CLUB TOWNE VILLAS CONDOMINIUM ASSOCIATION**

**LEGAL DESCRIPTION**

**ADDITIONAL PARCELS**

Lot 20 in Princeton Club Towne Villas, being a resubdivision of part of Lot 1 in the Princeton Club, being a subdivision of part of the Northeast Quarter of the Northeast Quarter of Section 21, Township 42 North, Range 12, East of the Third Principal Meridian, according to the plat of said resubdivision recorded March 31, 1994, as Document No. 94291975, in Cook County, Illinois.

**Common Addresses**

3089 Lexington Lane, Glenview, IL  
3091 Lexington Lane, Glenview, IL  
3093 Lexington Lane, Glenview, IL  
3095 Lexington Lane, Glenview, IL

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**SIXTH AMENDMENT TO DECLARATION OF  
CONDOMINIUM OWNERSHIP FOR  
PRINCETON CLUB TOWNE VILLAS CONDOMINIUM ASSOCIATION**

**LEGAL DESCRIPTION**

**ADDITIONAL PARCELS**

Lot 13 in Princeton Club Towne Villas, being a resubdivision of part of Lot 1 in the Princeton Club, being a subdivision of part of the Northeast Quarter of the Northeast Quarter of Section 21, Township 42 North, Range 12, East of the Third Principal Meridian, according to the plat of said resubdivision recorded March 31, 1994, as Document No. 94291975, in Cook County, Illinois.

Lot 19 in Princeton Club Towne Villas, being a resubdivision of part of Lot 1 in the Princeton Club, being a subdivision of part of the Northeast Quarter of the Northeast Quarter of Section 21, Township 42 North, Range 12, East of the Third Principal Meridian, according to the plat of said resubdivision recorded March 31, 1994, as Document No. 94291975, in Cook County, Illinois.

**Common Addresses**

3073 Lexington Lane, Glenview, IL  
 3075 Lexington Lane, Glenview, IL  
 3077 Lexington Lane, Glenview, IL  
 3079 Lexington Lane, Glenview, IL  
 3081 Lexington Lane, Glenview, IL  
 3083 Lexington Lane, Glenview, IL  
 3085 Lexington Lane, Glenview, IL  
 3087 Lexington Lane, Glenview, IL

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**SEVENTH AMENDMENT TO DECLARATION OF  
CONDOMINIUM OWNERSHIP FOR  
PRINCETON CLUB TOWNE VILLAS CONDOMINIUM ASSOCIATION**

**LEGAL DESCRIPTION**

**ADDITIONAL PARCELS**

Lot 15 in Princeton Club Towne Villas, being a resubdivision of part of Lot 1 in the Princeton Club, being a subdivision of part of the Northeast Quarter of the Northeast Quarter of Section 21, Township 42 North, Range 12, East of the Third Principal Meridian, according to the plat of said resubdivision recorded March 31, 1994, as Document No. 94291975, in Cook County, Illinois.

Lot 21 in Princeton Club Towne Villas, being a resubdivision of part of Lot 1 in the Princeton Club, being a subdivision of part of the Northeast Quarter of the Northeast Quarter of Section 21, Township 42 North, Range 12, East of the Third Principal Meridian, according to the plat of said resubdivision recorded March 31, 1994, as Document No. 94291975, in Cook County, Illinois.

**Common Addresses**

3049 Lexington Lane, Glenview, IL  
 3051 Lexington Lane, Glenview, IL  
 3053 Lexington Lane, Glenview, IL  
 3055 Lexington Lane, Glenview, IL  
 3097 Lexington Lane, Glenview, IL  
 3099 Lexington Lane, Glenview, IL  
 3101 Lexington Lane, Glenview, IL  
 3103 Lexington Lane, Glenview, IL

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94291975

**UNOFFICIAL COPY****EIGHTH AMENDMENT TO DECLARATION OF  
CONDOMINIUM OWNERSHIP FOR  
PRINCETON CLUB TOWNE VILLAS CONDOMINIUM ASSOCIATION****LEGAL DESCRIPTION****ADDITIONAL PARCELS**

Lot 16 and 17 and Outlots A, B, C and D in Princeton Club Towne Villas, being a resubdivision of part of Lot 1 in the Princeton Club, being a subdivision of part of the Northeast Quarter of the Northeast Quarter of Section 21, Township 42 North, Range 12, East of the Third Principal Meridian, according to the plat of said resubdivision recorded March 31, 1994, as Document No. 94291975, in Cook County, Illinois.

**Common Addresses**

3057 Lexington Lane, Glenview, IL  
 3059 Lexington Lane, Glenview, IL  
 3061 Lexington Lane, Glenview, IL  
 3063 Lexington Lane, Glenview, IL  
 3065 Lexington Lane, Glenview, IL  
 3067 Lexington Lane, Glenview, IL  
 3069 Lexington Lane, Glenview, IL  
 3071 Lexington Lane, Glenview, IL

PIN - 04-21-201-064

*(Handwritten initials)*  
 n/c