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**FOURTH AMENDMENT TO
THE DECLARATION OF
CONDOMINIUM
OWNERSHIP AND OF
EASEMENTS,
RESTRICTIONS,
COVENANTS AND BYLAWS
FOR THE 15 BAR HARBOUR
ROAD CONDOMINIUM
ASSOCIATION**



Doc#: 1005039050 Fee: \$62.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 02/19/2010 01:32 PM Pg: 1 of 14

For use by Recorder's Office only

This Fourth Amendment to the Declaration made and entered into this 24th day of November, 2009, is an Amendment to that certain Declaration of Condominium Ownership and of Easements, Restrictions, Covenants and Bylaws for the 15 Bar Harbour Road Condominium Association (hereinafter referred to as "Declaration") recorded on September 1, 1974 as Document No. 2827663.

WITNESSETH:

WHEREAS, the Board of Directors and Members of 15 Bar Harbour Road Condominium Association (hereinafter referred to as the "Association") desire to amend the Declaration; and

WHEREAS, pursuant to Article XII, Section 12.07 of the Declaration, the Declaration may be amended by an instrument in writing signed by the Board and by owners having at least two-thirds (2/3) of the total vote and containing an Affidavit by an officer of the Board certifying that a copy of the Amendment has been mailed by certified mail to all Mortgagees having a bona fide record against any Unit not less than ten (10) days prior to the date of such Affidavit. Any Amendment adopted pursuant to the above provisions shall be recorded in the office of the Recorder of Deeds of Cook County, Illinois; and

This document prepared by and after recording to be returned to:

KERRY T. BARTELL
Kovitz Shifrin Nesbit
750 Lake Cook Road, Suite 350
Buffalo Grove, IL 60089
(847) 537-0500

WHEREAS, said instrument has been signed by the Board Members; and

WHEREAS, said instrument has been executed by owners having at least two-thirds (2/3) of the total vote; and

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WHEREAS, a copy of the Amendment has been sent via certified mailed to all Mortgagees having a bona fide record against any Unit not less than ten (10) days prior to the date of the Affidavit; and

NOW, THEREFORE, the Association hereby declares that the Declaration be and is hereby amended as follows (additions to text are shown as underlined and deletions to text are shown as a ~~strikeout~~):

1. Article VII, Section 7.01(g), entitled "Covenants and Restriction as to Use and Occupancy", shall be amended in its entirety and replaced:

~~(e) No animals of any kind shall be raised, bred, or kept in any unit or in the Common Elements, except that dogs, cats, or other usual household pets may be kept in Units, subject to rules and regulations adopted by the Board, provided that they are not kept, bred, or maintained for any commercial purpose; and provided further that any such pet causing or creating a nuisance or unreasonable disturbance shall be permanently removed from the Property upon three(3) days' written notice from the Board. The Board may restrict pets from access to any portions of the Common Elements, and may designate other portions of the Common Elements to accommodate the reasonable requirements of Owners who keep pets.~~

(g) No dogs or exotic animals of any kind shall be raised, bred, or kept in any Unit or in the Common Elements, except that cats, birds, fish or other common household pets may be kept in Units, subject to rules and regulations adopted by the Board and amended from time to time, provided that they are not kept, bred, or maintained for any commercial purpose.

(i) Only a Unit Owner on the effective date of this Amendment shall be permitted to keep an existing dog in their Unit, until one of the following occurs:

A. The death or removal of said dog.

B. Sale of the Unit.

(ii) No dog may be replaced upon its death or removal after the effective date of this Amendment if it is in violation of this section.

(iii) All dogs currently on the premises must be registered with the Board. Failure to register a pet may result in a fine or legal action being filed.

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(iv) Any dog or other pet kept in violation of the limitations of this section or in violation of the rules and regulations adopted by the Board or causing a nuisance or unreasonable disturbance, shall be permanently removed from the property upon three (3) days' written notice from the Board.

(v) The Board of Managers shall have the authority to levy a fine against any Unit Owner for violations of this section or any of the provisions of the Declaration, By-Laws or rules and regulations of the Association. Failure to pay a fine when due will result in late fees for the non-payment of any fine.

(vi) Prior to levying of a fine, the Unit Owner shall first be notified of the pendency of the violation and shall have an opportunity to be heard on the date set forth in the Notice of Violation. All findings of the Board relative to fines shall be sent in writing to the appropriate parties. A fine may either be a flat charge or may accrue on a daily basis until compliance with the rules.

(vii) This Amendment shall not prohibit an occupant from keeping a seeing eye dog, used for the assistance of the visually impaired, in their unit.

2. The effective date of this Amendment shall be deemed to be the date of recording with the Office of the Recorder of Deeds of Cook County.

3. Except as expressly set forth herein, the Declaration shall remain in full force and effect in accordance with its terms.

4. This Amendment is executed by an instrument in writing, signed by the Board and by owners having at least two-thirds (2/3) of the total vote, and the signatories hereby warrant that they possess full power and authority to execute this instrument.

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EXHIBIT A

Legal Description

Parcel 1: Units 2A, 2B, 2C, 2D, 2E, 2F, 2G, 2H, 2J, 2K, 2L, 2M, 3A, 3B, 3C, 3D, 3E, 3F, 3G, 3H, 3J, 3K, 3L, 3M, 4A, 4B, 4C, 4D, 4E, 4F, 4G, 4H, 4J, 4K, 4L, 4M, 5A, 5B, 5C, 5D, 5E, 5F, 5G, 5H, 5J, 5K, 5L, 5M, 6A, 6B, 6C, 6D, 6E, 6F, 6G, 6H, 6J, 6K, 6L and 6M, together with their undivided interest in the common elements in the 15 Bar Harbour Condominium Association and identified as:

Parcel 2: That part of the North 40 acres of the West ½ of the Southwest 1/4 of Section 24, Township 41 North, Range 10 East of the Third Principal Meridian, bounded by a line described as follows: Commencing at the West 1/4 corner of said Section 24, thence South 89°45'47" East along the North line of the Northwest 1/4 of the Southwest 1/4 of Section 24, aforesaid 154.81 feet; thence South 00° 4'13" West, 332.67 feet to the point of beginning of the parcel to be described; thence North 43°05'42" East, 96.00 feet; thence South 46°54'18" East, 40.83 feet; thence North 43°05'42" East, 155.61 feet; thence North 73°05'42" East, 185.61 feet; thence South 16°54'18" East, 96.00 feet; thence South 73°05'42" West, 159.89 feet; thence South 43°05'42" West, 225.88 feet; thence North 46°54'18" West, 136.83 feet to the point of beginning in Cook County, Illinois

Commonly known as 15 Bar Harbour Road, Schaumburg, Illinois and identified by the Permanent Index Number:

<u>Address</u>	<u>Unit No.</u>	<u>PIN No.</u>
15 Bar Harbour Rd. Schaumburg, IL 60193	2A	07-24-300-009-1001
15 Bar Harbour Rd. Schaumburg, IL 60193	2B	07-24-300-009-1002
15 Bar Harbour Rd. Schaumburg, IL 60193	2C	07-24-300-009-1003
15 Bar Harbour Rd. Schaumburg, IL 60193	2D	07-24-300-009-1004
15 Bar Harbour Rd. Schaumburg, IL 60193	2E	07-24-300-009-1005
15 Bar Harbour Rd. Schaumburg, IL 60193	2F	07-24-300-009-1006
15 Bar Harbour Rd. Schaumburg, IL 60193	2G	07-24-300-009-1007
15 Bar Harbour Rd. Schaumburg, IL 60193	2H	07-24-300-009-1008
15 Bar Harbour Rd. Schaumburg, IL 60193	2J	07-24-300-009-1009
15 Bar Harbour Rd. Schaumburg, IL 60193	2K	07-24-300-009-1010
15 Bar Harbour Rd. Schaumburg, IL 60193	2L	07-24-300-009-1011
15 Bar Harbour Rd. Schaumburg, IL 60193	2M	07-24-300-009-1012
15 Bar Harbour Rd. Schaumburg, IL 60193	3A	07-24-300-009-1013
15 Bar Harbour Rd. Schaumburg, IL 60193	3B	07-24-300-009-1014
15 Bar Harbour Rd. Schaumburg, IL 60193	3C	07-24-300-009-1015
15 Bar Harbour Rd. Schaumburg, IL 60193	3D	07-24-300-009-1016
15 Bar Harbour Rd. Schaumburg, IL 60193	3E	07-24-300-009-1017
15 Bar Harbour Rd. Schaumburg, IL 60193	3F	07-24-300-009-1018

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15 Bar Harbour Rd. Schaumburg, IL 60193	3G	07-24-300-009-1019
15 Bar Harbour Rd. Schaumburg, IL 60193	3H	07-24-300-009-1020
15 Bar Harbour Rd. Schaumburg, IL 60193	3J	07-24-300-009-1021
15 Bar Harbour Rd. Schaumburg, IL 60193	3K	07-24-300-009-1022
15 Bar Harbour Rd. Schaumburg, IL 60193	3L	07-24-300-009-1023
15 Bar Harbour Rd. Schaumburg, IL 60193	3M	07-24-300-009-1024
15 Bar Harbour Rd. Schaumburg, IL 60193	4A	07-24-300-009-1025
15 Bar Harbour Rd. Schaumburg, IL 60193	4B	07-24-300-009-1026
15 Bar Harbour Rd. Schaumburg, IL 60193	4C	07-24-300-009-1027
15 Bar Harbour Rd. Schaumburg, IL 60193	4D	07-24-300-009-1028
15 Bar Harbour Rd. Schaumburg, IL 60193	4E	07-24-300-009-1029
15 Bar Harbour Rd. Schaumburg, IL 60193	4F	07-24-300-009-1030
15 Bar Harbour Rd. Schaumburg, IL 60193	4G	07-24-300-009-1031
15 Bar Harbour Rd. Schaumburg, IL 60193	4H	07-24-300-009-1032
15 Bar Harbour Rd. Schaumburg, IL 60193	4J	07-24-300-009-1033
15 Bar Harbour Rd. Schaumburg, IL 60193	4K	07-24-300-009-1034
15 Bar Harbour Rd. Schaumburg, IL 60193	4L	07-24-300-009-1035
15 Bar Harbour Rd. Schaumburg, IL 60193	4M	07-24-300-009-1036
15 Bar Harbour Rd. Schaumburg, IL 60193	5A	07-24-300-009-1037
15 Bar Harbour Rd. Schaumburg, IL 60193	5B	07-24-300-009-1038
15 Bar Harbour Rd. Schaumburg, IL 60193	5C	07-24-300-009-1039
15 Bar Harbour Rd. Schaumburg, IL 60193	5D	07-24-300-009-1040
15 Bar Harbour Rd. Schaumburg, IL 60193	5E	07-24-300-009-1041
15 Bar Harbour Rd. Schaumburg, IL 60193	5F	07-24-300-009-1042
15 Bar Harbour Rd. Schaumburg, IL 60193	5G	07-24-300-009-1043
15 Bar Harbour Rd. Schaumburg, IL 60193	5H	07-24-300-009-1044
15 Bar Harbour Rd. Schaumburg, IL 60193	5J	07-24-300-009-1045
15 Bar Harbour Rd. Schaumburg, IL 60193	5K	07-24-300-009-1046
15 Bar Harbour Rd. Schaumburg, IL 60193	5L	07-24-300-009-1047
15 Bar Harbour Rd. Schaumburg, IL 60193	5M	07-24-300-009-1048
15 Bar Harbour Rd. Schaumburg, IL 60193	6A	07-24-300-009-1049
15 Bar Harbour Rd. Schaumburg, IL 60193	6B	07-24-300-009-1050
15 Bar Harbour Rd. Schaumburg, IL 60193	6C	07-24-300-009-1051
15 Bar Harbour Rd. Schaumburg, IL 60193	6D	07-24-300-009-1052
15 Bar Harbour Rd. Schaumburg, IL 60193	6E	07-24-300-009-1053
15 Bar Harbour Rd. Schaumburg, IL 60193	6F	07-24-300-009-1054
15 Bar Harbour Rd. Schaumburg, IL 60193	6G	07-24-300-009-1055
15 Bar Harbour Rd. Schaumburg, IL 60193	6H	07-24-300-009-1056
15 Bar Harbour Rd. Schaumburg, IL 60193	6J	07-24-300-009-1057
15 Bar Harbour Rd. Schaumburg, IL 60193	6K	07-24-300-009-1058
15 Bar Harbour Rd. Schaumburg, IL 60193	6L	07-24-300-009-1059
15 Bar Harbour Rd. Schaumburg, IL 60193	6M	07-24-300-009-1060

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EXHIBIT B

Percentages of Ownership

Unit No.	Percentage of Ownership (%)
2A	2.0226
2B	1.5148
2C	1.5660
2D	1.3246
2E	1.5441
2F	1.8551
2G	1.5441
2H	1.8551
2J	1.5660
2K	1.3246
2L	2.0226
2M	1.5148
3A	2.0411
3B	1.5331
3C	1.5843
3D	1.3428
3E	1.5524
3F	1.8734
3G	1.5624
3H	1.8374
3J	1.5843
3K	1.3428
3L	2.0411
3M	1.5331
4A	2.0520
4B	1.5441
4C	1.5953
4D	1.3538
4E	1.5734
4F	1.8844
4G	1.5734
4H	1.8844
4J	1.5953
4K	1.3538
4L	2.0520
4M	1.5441
5A	2.0630
5B	1.5551
5C	1.6061

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5D	1.3648
5E	1.5843
5F	1.8954
5G	1.5843
5H	1.8954
5J	1.6061
5K	1.3648
5L	2.0630
5M	1.5551
6A	2.0813
6B	1.5734
6C	1.6100
6D	1.3831
6E	1.6026
6F	1.9136
6G	1.6026
6H	1.9136
6J	1.6100
6K	1.3831
6L	2.0813
6M	1.5734
TOTAL	100.0000%

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EXHIBIT C SIGNATURE BOARD OF DIRECTORS

We, the undersigned, are all of the members of the Board of Directors of 15 Bar Harbour Road Condominium Association, a condominium established by the aforesaid Declaration, and by our signatures below, we hereby execute the foregoing Amendment to the Declaration.

EXECUTED this 24 day of November, 2009.

Kathleen Kay
Joanne Spivak
Kenneth Phibody
Monica Gallagher
Terrence Baker

Being the members of the Board of Directors of 15 Bar Harbour Road Condominium Association

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EXHIBIT D AFFIDAVIT OF MAILING

I, Kerry T. Bartell, state that I am the Attorney for the Board of Directors of 15 Bar Harbour Road Condominium Association, and hereby certify that the foregoing Amendment was mailed to mortgagees having bona fide liens of record against any unit ownership at least ten days prior to the date of this affidavit.

Dated: February 18, 2010.

By: *Kerry T. Bartell*
Attorney for the Association

Subscribed and Sworn to before me this 18th day of February, 2010.

Christine A. Bernick
Notary Public

My Commission Expires: 2-6-12



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PETITION TO APPROVE AMENDING DECLARATION FOR 15 BAR HARBOUR ROAD CONDOMINIUM ASSOCIATION

We, the undersigned, do hereby approve the Amendment to the Declaration of 15 Bar Harbour Road Condominium Association, specifically regarding dogs, as attached hereto.

Name (Signature)	Address	Name of Address of Mortgagee
<i>Frances Casaleci</i>	<i>15 Bar Harbour</i>	<i>2C None</i>
<i>Ruth Szyba</i>	<i>15 Bar Harbour</i>	<i>2F None</i>
<i>Boz Szabo</i>	<i>15 Bar Harbour 2M</i>	<i>Wachovia</i>
<i>Myung Park</i>	<i>15 Bar Harbour 2M</i>	<i>Same</i>
<i>[Signature]</i>	<i>15 Bar Harbor # 2H</i>	<i>See</i>
<i>Carle Nelson</i>	<i>15 Bar Harbor # 2L</i>	<i>None</i>
<i>Anita Lawitz per phone mg</i>	<i>15 Bar Harbour # 2G</i>	<i>None</i>
<i>SIMON Moran</i>	<i>15 BAR HARBOUR RD #2H</i>	

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We, the undersigned, do hereby approve the Amendment to the Declaration of 15 Bar Harbour Road Condominium Association, specifically regarding dogs, as attached hereto.

Name (Signature)	Address	Name of Address of Mortgagee
<i>Wendee B. Sullivan</i>	3A	3A
<i>Robert R. Brown</i>	3F	
<i>Adam Zidordi</i>	3B	
<i>Patricia A. Schneider</i>	3E	
<i>Bhumeechay</i>	3G	
<i>Lin Wang</i>	35	
<i>Harry J. Ekstein</i>	2E	
<i>Sandra A. Hunsel</i>	2A	
<i>Day Tarpinian</i>	2B	
<i>Foraine Clark</i>	3K	
<i>Maria Danesti</i>	3M	

COOK COUNTY Clerk's Office

OK per phone call
OK " " "

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PETITION TO APPROVE AMENDING DECLARATION FOR 15 BAR HARBOUR ROAD CONDOMINIUM ASSOCIATION

We, the undersigned, do hereby approve the Amendment to the Declaration of 15 Bar Harbour Road Condominium Association, specifically regarding dogs, as attached hereto.

Name (Signature)	Address	Name of Address of Mortgagee
<i>Kenneth Plubey</i>	15 BAR HARBOUR UNIT 4A SCHAMBURG, IL	None
<i>Catherine Lusk</i>	" 4B "	"
<i>E. J. Smith</i>	" 4C "	"
<i>Magnum</i>	" 4J "	"
<i>Virginia Baruch</i>	" 4L "	"
<i>Ray Franks</i>	4M	BAC
<i>Laura W. Baker</i>	4M	BAC CALIFORNIA

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Name (Signature)	Address	Name of Address of Mortgagee
Samuel Bay	5A	SAMUEL & KATHLEEN
Kathy Bay	5A	SAMUEL & KATHLEEN
Doris Moore	5D	DORIS MOORE
Jonathan Beutel	5B	
Ludwig Beutel	5B	
Yon Goffe	5D	
Debbie Toplin	5E	
Laura Ostrove	5F	
Zoran Ostrove	5F	
Mark Ostrove	5F	
Desana Ostrove	5F	
ROZALIYA Pobedina	RR#1 5H	
Mark Pobedin	mp 5H	
Richard M Maskeri	5J	
Lucille Werner	5G	
Steven Kobusz	5K	
GRAZYNA Kobusz	5K	
Eva Meri	5L	

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Name (Signature)	Address	Name of Address of Mortgagee
<i>Maria Gallagher</i>	6A	None
	x6B	
	6C	
x <i>Gregory P. Powell</i>	6D	NO MORTGAGE
x <i>[Signature]</i>	6E	BANK OF AMERICA
	6F	
x <i>Jean Darrow</i>	6G	NO MORTGAGE
x <i>Joanne Lirakis</i>	6H	
x <i>[Signature]</i>	6J	x WELLS FARGO
	6K	
	x6L	
x <i>Carl J. Adinolfi</i>	6M	NO MORTGAGE