

# UNOFFICIAL COPY



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Doc#: 1121010070 Fee: \$42.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 07/29/2011 12:16 PM Pg: 1 of 4

## SIXTH AMENDMENT TO DECLARATION OF CONDOMINIUM OWNERSHIP FOR THE MICHIGAN AVENUE LOFTS CONDOMINIUM

### PARKING SPACE ASSIGNMENT, PARKING SPACE B-91, A.K.A. PARKING SPACE 3-16, APPURTENANT TO UNIT 704

This document is recorded for the purpose of amending the *Declaration of Condominium Ownership for the Michigan Avenue Lofts Condominium and Provisions relating to Certain Non-Condominium Property* (herein, the Declaration), recorded in the office of the Cook County Recorder on August 31, 1998 as Document Number 93774537, as previously amended. The Declaration subjected the real estate described in Exhibit A, attached hereto, to the Illinois Condominium Property Act.

This Amendment is adopted pursuant to the provisions of Section 26 of the Illinois Condominium Property Act, 765 ILCS 605/26, (herein, the Act), which provides that a Unit Owner may transfer to another Unit Owner the transferor's exclusive right to use a portion of the common elements of the condominium that is appurtenant to the use of the transferor's Unit Ownership (a Limited Common Element), upon the recording of an amendment to the Declaration executed by all unit owners who are parties to the transfer and consented to by mortgagees and/or of any other parties who have rights in the Limited Common Element being transferred.

#### RECITALS:

1. Transferors Daniel G. Flynn and Renee S. Flynn are the owners of Unit 704 in the Condominium, the ownership of which includes the exclusive right to the use of parking space B-91, a limited common element as delineated in the Declaration. Parking space B-91 (the Parking Space) is also known as parking space 3-16. Transferors desire to transfer the exclusive right to the use of the Parking Space to Transferee.
2. Transferee Gail L. Moody is the owner of Unit 1208 in the Condominium and desires to acquire the exclusive right to the use of the Parking Space.
3. Transferors and Transferee (collectively herein, the Parties) desire to amend the Declaration pursuant to Section 26 of the Act for the purpose of transferring the exclusive right to the use of the Parking Space from Transferors to Transferee.
4. Transferors' ownership of Unit 704 and their exclusive right to the use of the Parking Space are not subject to a mortgage. No other unit owner, person or entity has any right, lien or interest in the Parking Space or its use that would require a third party's consent to the contemplated transfer.

NOW THEREFORE, the Declaration of Condominium Ownership for the Michigan Avenue Lofts Condominium and Provisions Relating to Certain Non-Condominium Property is hereby amended as follows:

- A. The exclusive right to the use of limited common element parking space B-91, a.k.a. 3-16 is hereby transferred from Unit 704 to Unit 1208 in the Condominium. After recording of this Amendment, the owners of Unit 704 shall have no rights to the Parking Space and the owner of Unit 1208 shall have the exclusive right to the use of the Parking Space, including the right to transfer said parking space by deed or further amendment to any purchaser of Unit 1208 or other Unit Owner in the Condominium.
- B. From the date of Recording of this Amendment, the owner of Unit 1208 shall be responsible and shall pay the parking assessment applicable to the Parking Space.

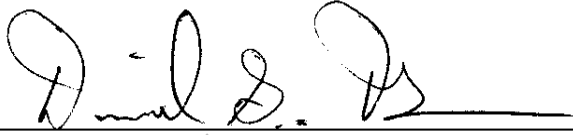
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- C. Except as set forth in paragraphs A and B, above, the provisions of the Declaration, as previously amended, shall remain unchanged.
- D. The transfer of Parking Space B-91 pursuant to this Amendment will not change the proportionate, percentage shares in the Common Elements of the Condominium of the Transferors and Transferee.

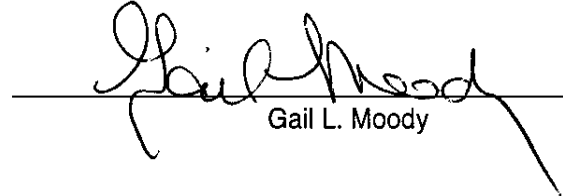
WHEREFORE, the undersigned parties have agreed and, by our signatures below do hereby execute and approve the foregoing Amendment to the Declaration, effective this 22<sup>nd</sup> day of July, 2011

TRANSFERORS:

TRANSFeree:



Daniel G. Flynn



Gail L. Moody

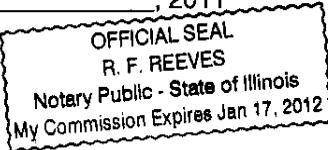


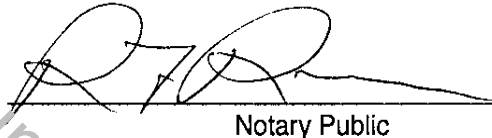
Renee S. Flynn

I, the undersigned, a Notary Public licensed in Cook County, Illinois, certify that Daniel G. Flynn and Renee S. Flynn, personally known to me, appeared before me this day in person and acknowledged that this document was signed as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal on

July 22, 2011





Notary Public

I, the undersigned, a Notary Public licensed in Cook County, Illinois, certify that Gail L. Moody, personally known to me, appeared before me this day in person and acknowledged that this document was signed as her free and voluntary act, for the uses and purposes therein set forth.

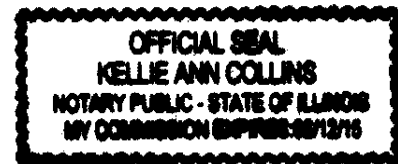
Given under my hand and official seal on

July 22, 2011



Notary Public

This instrument prepared by, and after recording,  
Return to:  
Rodney F. Reeves, Attorney at Law  
19 South La Salle Street, Suite 1500  
Chicago, IL 60603



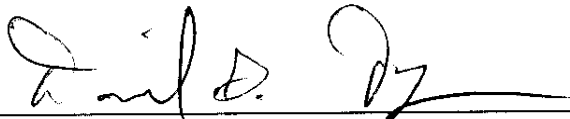
**UNOFFICIAL COPY****CERTIFICATE OF DELIVERY**

We, the undersigned Transferors and Transferee, certify that a true and correct copy of the foregoing Amendment was delivered to the Board of Directors of the Michigan Avenue Lofts Condominium Association.

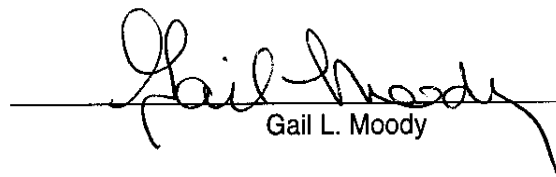
Dated July 22, 2011

TRANSFERORS:

TRANSFeree:



Daniel G. Flynn



Gail L. Moody



Renee S. Flynn

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## EXHIBIT A

### The Real Estate

#### PARCEL 1:

UNITS 704 AND 1208 IN THE MICHIGAN AVENUE LOFTS CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: PARTS OF LOTS IN BLOCK 20 IN FRACTIONAL SECTION 15 ADDITION TO CHICAGO IN THE SOUTHWEST ¼ OF FRACTIONAL SECTION 15, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRICIPAL MERIDIAN IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 98774537, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

#### PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF B-91 (a.k.a. 3-16) A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 98774537, AS AMENDED.

#### PARCEL 3:

EASEMENTS FOR THE BENEFIT OF PARCEL 1 FOR INGRESS, EGRESS, USE, MAINTENANCE, UTILITIES AND ENJOYMENT AS SET FORTH IN THE DECLARATION RECORDED AUGUST 31, 1998 AS DOCUMENT NUMBER 98774537.

Permanent Real Estate Index Nos: 17-15-307-036-1087 (Unit 704), and 17-15-307-036-1182 (Unit 1208)

Addresses of Premises: 910 S. Michigan Avenue, Units 704 and 1208, Chicago, Illinois 60605