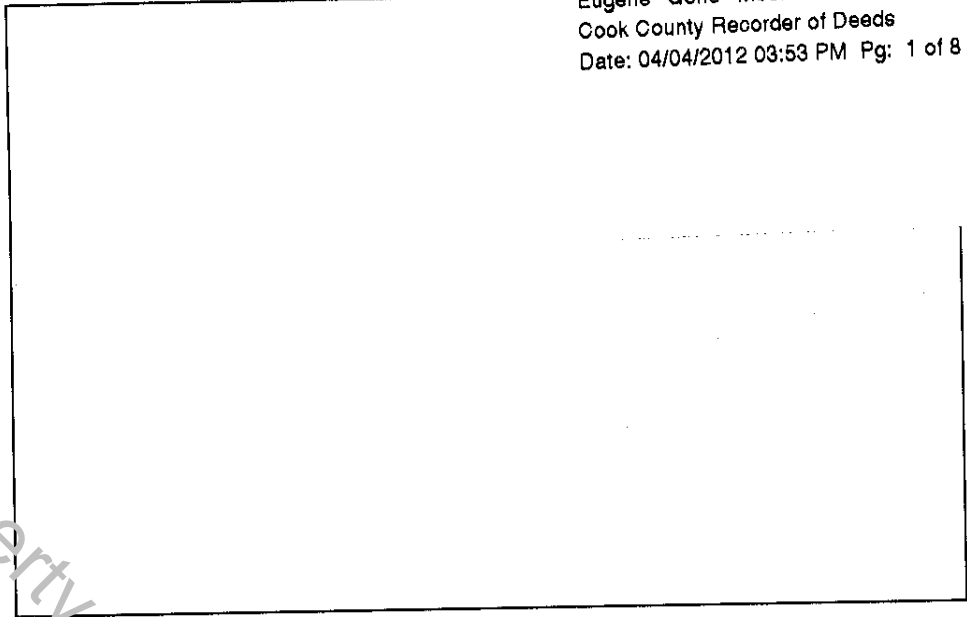




Doc#: 1209531117 Fee: \$52.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 04/04/2012 03:53 PM Pg: 1 of 8



**SECOND AMENDMENT TO DECLARATION OF CONDOMINIUM AS A RESULT OF
TRANSFER OF LIMITED COMMON ELEMENTS**

(WITHOUT CHANGE OF PERCENTAGE OWNERSHIP INTERESTS)

This Second Amendment to Declaration of Condominium as a Result of Transfer of Limited Common Elements (the "Amendment") dated as of the 1st day of December, 2011.

WITNESSETH:

WHEREAS, on July 1, 2003, Smithfield Properties XV, L.L.C., an Illinois limited liability company, recorded a Declaration of Condominium Ownership for Kingsbury on the Park Condominium in the Office of the Recorder of Deeds of Cook County, Illinois as Document 0318227049 (as amended from time to time, the "Declaration") with respect to the Property described therein, creating Kingsbury on the Park Condominium (the "Condominium"); and

WHEREAS, Unit Owners may transfer Limited Common Elements appurtenant to their Units as provided in the Declaration and the Illinois Condominium Property Act (the "Act"), upon recordation of an amendment to the Declaration in accordance with the terms of the Act and the Declaration; and

WHEREAS, Craig J. DellaValle ("Craig") owns fee simple title to Unit 1405 in the Condominium and limited common element parking space 34; and

WHEREAS, Shari M. Friedman ("Shari") owns fee simple title to Unit 1605 in the Condominium and limited common element parking space 81; and

WHEREAS, Craig, as the Unit Owner of Unit 1405, now desires to transfer all of his right, title and interest in Limited Common Element Parking Spaces 100, 131, 139, and 146, limited common elements appurtenant to Unit 1405, to Shari, as the Unit Owner of Unit 1605, on behalf of and as nominee for the Kingsbury on the Park Condominium Association ("Association"), in accordance with the Declaration and the Act.

**Near North National Title
222 N. LaSalle
Chicago, IL 60601**

3084

158

NO 1111667

8

UNOFFICIAL COPY


NOW, THEREFORE, in consideration of the foregoing and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Craig and the Association hereby amend the Declaration as follows:

1. The preambles set forth above are incorporated into this Amendment and shall be deemed to be terms and provisions hereof, the same as if fully set forth in this Section 1.
2. All capitalized terms used herein and defined in the Declaration shall have the meanings ascribed to such terms in the Declaration.
3. Craig hereby transfers Limited Common Element Parking Spaces 100, 131, 139, and 146 to Shari, on behalf of and as nominee for the Association, and Shari hereby accepts such transfer on behalf of and as nominee for the Association, making Limited Common Element Parking Spaces 100, 131, 139, and 146 appurtenant to Unit 1605.
4. Notwithstanding anything herein to the contrary, Craig is not transferring Limited Common Element Parking Space 34, which shall remain owned by Craig as appurtenant to Unit 1405.
5. No changes are being made to any Unit Owner's proportionate ownership interest in the Common Elements by reason of this transfer.
6. The legal description of Unit 1605, including Limited Common Element Parking Spaces 100, 131, 139, and 146 appurtenant to Unit 1605 being transferred hereunder, as affected by the recording of this Amendment in the office of the Recorder of Deeds of Cook County, Illinois, is set forth on **Exhibit A** hereto.
7. The legal description of Unit 1405 after the recording of this Amendment in the office of the Recorder of Deeds of Cook County, Illinois is set forth on **Exhibit B** hereto.
8. This Amendment shall be effective upon its recording.
9. Shari acknowledges that a copy of this Amendment has been delivered to the Board of Managers of the Condominium.

[Signature Page Follows]

UNOFFICIAL COPY

IN WITNESS WHEREOF, the undersigned has set its hand and seal as of the date and year first above written.

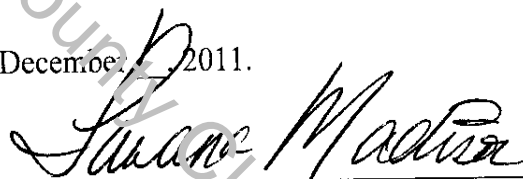


**Craig Della Valle, as the Unit
Owner of Unit 1405**

STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

The undersigned, a Notary Public in and for said County and State, does hereby certify that Craig Della Valle is 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 that he signed, sealed and delivered said instrument as his free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and official on December 1, 2011.



Notary Public

Notary Public

My commission expires:

9-8-14



Property of Cook County Clerk's Office

UNOFFICIAL COPY

IN WITNESS WHEREOF, Shari has set its hand and seal as of the date and year first above written.

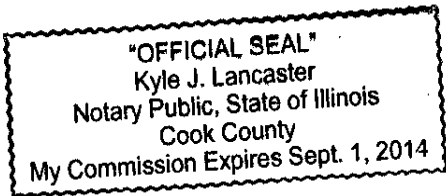
Shari M. Friedman

Shari M. Friedman, as the Unit Owner of Unit 1605, on behalf of and as nominee for the Kingsbury on the Park Condominium Association

STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

The undersigned, a Notary Public in and for said County and State, does hereby certify that Shari M. Friedman is 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 that he/she signed, sealed and delivered said instrument as his/her free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and official on ~~December 13, 2011~~ ^{February 2012}.




Kyle J. Lancaster
Notary Public

My commission expires: Sept 1, 2014

Property of Clerk's Office

UNOFFICIAL COPY

IN WITNESS WHEREOF, the undersigned has set its hand and seal as of the date and year first above written.

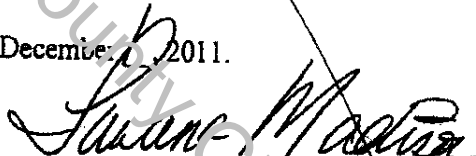


Craig DellaValle, as the Unit
Owner of Unit 1405

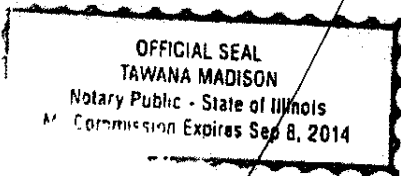
STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

The undersigned, a Notary Public in and for said County and State, does hereby certify that Craig DellaValle is 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 that he signed, sealed and delivered said instrument as his free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and official on December 8, 2011.



Notary Public
My commission expires: 9-8-14



Property of Cook County Clerk's Office

UNOFFICIAL COPY

EXHIBIT A

THE LEGAL DESCRIPTION OF UNIT 1605 AFTER THE RECORDING OF THIS AMENDMENT:

Unit 1605 and Parking Spaces 81, 100, 131, 139, and 146, limited common elements, in the Kingsbury on the Park Condominium as delineated on the plat of survey of that part of the following described real estate:

All that part of Lots 4 and 5 in the North ½ Block 1 in the Assessor's Division of that part South of Erie Street and East of the Chicago River of the East ½ of the Northwest ¼ of Section 9, Township 39 North, Range 14 East of the Third Principal Meridian which survey is attached as Exhibit "C" to the Declaration of Condominium recorded as document number 0318227049, and as amended from time to time, together with its undivided percentage interest in the common elements, all in Cook County, Illinois.

Street Address: 653 N. Kingsbury Street, Unit 605, Chicago, Illinois 60610

Permanent Index Number: 17-09-127-045-1060

UNOFFICIAL COPY

EXHIBIT B

THE LEGAL DESCRIPTION OF UNIT 1405 AFTER THE RECORDING OF THIS AMENDMENT:

Unit 1405 and Parking Space 34, a limited common element, in the Kingsbury on the Park Condominium as delineated on the plat of survey of that part of the following described real estate:

All that part of Lots 4 and 5 in the North $\frac{1}{2}$ Block 1 in the Assessor's Division of that part South of Erie Street and East of the Chicago River of the East $\frac{1}{2}$ of the Northwest $\frac{1}{4}$ of Section 9, Township 39 North, Range 14 East of the Third Principal Meridian which survey is attached as Exhibit "C" to the Declaration of Condominium recorded as document number 0318227043, and as amended from time to time, together with its undivided percentage interest in the common elements, all in Cook County, Illinois.

Street Address: 653 N. Kingsbury Street, Unit 1405, Chicago, Illinois 60610

Permanent Index Number: 17-09-127-045-1046

UNOFFICIAL COPY

KINGSBURY ON THE PARK CONDOMINIUM ASSOCIATION

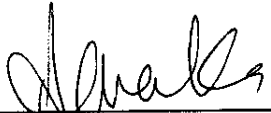
CERTIFICATE OF ACKNOWLEDGEMENT REGARDING SECOND AMENDMENT TO DECLARATION OF CONDOMINIUM AS A RESULT OF TRANSFER OF LIMITED COMMON ELEMENTS

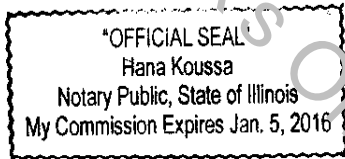
The undersigned, Vice President of Kingsbury on the Park Condominium Association, an Illinois not-for-profit corporation, hereby acknowledges that a copy of the **SECOND AMENDMENT TO DECLARATION OF CONDOMINIUM AS A RESULT OF TRANSFER OF LIMITED COMMON ELEMENTS** executed by Craig J. DellaValle, as the unit owner of Unit 1405, and Shari M. Friedman, as the unit owner of Unit 1605, on behalf of and as nominee for the Kingsbury on the Park Condominium Association, has been delivered to the Board of Managers as required Pursuant to Section 26 of the Illinois Condominium Property Act (765 ILCS 605/26).

KINGSBURY ON THE PARK
CONDOMINIUM ASSOCIATION

By: 
Shari M. Friedman, Vice President

Subscribed and Sworn to before me this
21 day of Feb, 2012.


Notary Public



My Commission Expires: Jan 5, 2016