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This instrument was prepared by
and after recording return to:

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Doc#: 1316539063 Fee: \$40.00
RHSP Fee:\$9.00 RPPF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 06/14/2013 11:49 AM Pg: 1 of 2

FIRST AMENDMENT TO THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS FOR AVENUE LOFTS RESIDENTIAL AND COMMERCIAL CONDOMINIUMS

THIS AMENDMENT TO THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS FOR AVENUE LOFTS RESIDENTIAL AND COMMERCIAL CONDOMINIUMS ("Declaration") is made and entered into by the unit owners of the Avenue Lofts Residential and Commercial Condominiums (the "Association"), pursuant to the Association's Declaration, Article XXII, Section 4, and approval of all of the Association's Unit Owners.

WHEREAS, the Declaration of Covenants, Conditions, Restrictions and Easements for Avenue Lofts Residential Condominium and Avenue Lofts Commercial Condominium ("Declaration") was recorded with the Cook County Recorder of Deeds as Document No. 96649605;

WEREAS, the legal description for the total parcel subject to the Declaration is as follows: LOTS 9 AND 10 IN BLOCK 1 IN RIDGELEY'S ADDITION TO CHICAGO, BEING A SUBDIVISION OF BLOCKS 5, 9, 10, 11, 12, 14, 15 AND 16 OF ASSESSORS DIVISION IN THE NORTHEAST QUARTER OF SECTION 8, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

WHEREAS, the total parcel subject to the Declaration has the following property identification numbers: 17-08-220-011-0000 and 17-08-220-012-0000;

WHEREAS, the Unit Owners of Avenue Lofts Residential and Commercial Condominiums have determined that an Amendment to the Declaration will benefit both condominiums;

NOW, THEREFORE, the following shall be considered an Amendment to the Declaration: Commercial Units shall be responsible for 20% of total assessments and Residential Units shall be responsible for 80% of total assessments. Commercial Units shall be responsible for 20% of any costs or expenses identified in Article V of the Declaration and Residential Units shall be responsible for 80% of any costs or expenses identified in Article V of the Declaration. Commercial Units shall be responsible for 20% of any real property taxes and special assessments referenced in Article VII and Residential Units shall be responsible for 80% of any real property taxes and special assessments referenced in Article VII.

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IN WITNESS WHEREOF, the Declarant has caused this Amendment to be executed as of the day and year written below.

Date: June 13, 2013

Avenue Lofts Residential and Commercial Condominiums,

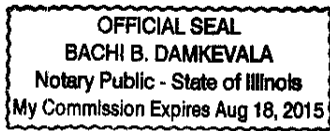
By: Michael T. Franz
One of Its Attorneys

Property of Cook County Clerk's Office

STATE OF ILLINOIS)
) ss
COUNTY OF COOK)

The undersigned, a notary public in and for said County, in the State aforesaid, do hereby certify that Michael T. Franz, is personally known to me to be an attorney for the Avenue Lofts Residential and Commercial Condominiums, an Illinois not-for-profit corporation, and 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 as such member of the Board of Directors, he signed and delivered the said instrument, pursuant to authority given by the Board of Directors of said corporation, as his free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

GIVEN under my hand and official seal this 13th day of June, 2013



Bachi B. Damkevala
Notary Public
Commission expires: