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THIS DOCUMENT HAS BEEN PREPARED BY, AND AFTER RECORDATION SHOULD BE RETURNED TO:

Michael C. Kim & Associates 19 South LaSalle Suite 303 Chicago, illinois 60603 Attention: Kristofer D. Kasten



Doc#: 1329110058 Fee: \$124.00 RHSP Fee:\$9.00 RPRF Fee: \$1.00

Cook County Recorder of Deeds
Date: 10/18/2013 03:28 PM Pg: 1 of 18

FOURTH AMENDMENT TO
THE DECLARATION OF CONDOMINIUM OWNERSHIP
AND OF
EASEMENTS, RESTRICTIONS AND COVENANTS AND BYLAWS
FOR
RIVER BANK LOFTS CONDOMINIUM

(AFFECTS ONLY UNITS R04, R05, R06, R07 AND R08)

This document is recorded for the purpose of amending the Declaration of Condominium Ownership and of Easements, Restrictions and Covenants and Bylaws (hereafter the "Declaration") for River Bank Lofts Condominium Association (hereafter the "Association"), which Declaration was recorded on June 13, 1995, as Document No. 95383435 in the Office of the Recorder of Deeds of Cook County, Illinois, and covers the property (hereafter the "Property") legally described in Exhibit 1, which is attached hereto and made a part hereof.

Pursuant to Section 3.04 and 13.06 of the Declaration, combinations or subdivisions of Units shall be governed by the provisions of the Illinois Condominium Property Act (the "Act"); specifically, Section 31 of the Act.

This amendment is adopted pursuant to the provisions of Section 31 of the Act. Section 31 of the Act provides that the owner or owners may, at their own expense, subdivide or combine units and locate or relocate common elements affected or required thereby, in accordance with the provisions of the condominium instruments and the requirements of this Act, and provides further that the owner or owners shall make written application to the Board of Directors, requesting an amendment to the condominium instruments, setting forth in the application a proposed reallocation to the new units of the percentage interest in the common elements, and setting forth whether the limited common

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elements, if any, previously assigned to the unit to be subdivided should be assigned to each new unit or to fewer than all of the new units created. If the transaction is approved by a majority of the Board of Directors, it shall be effective upon (1) recording of an amendment to the condominium instruments in accordance with the provisions of Sections 5 and 6 of the Act, and (2) execution by the owners of the units involved. The amendment may grant the owner of the combined unit the exclusive right to use, as a limited common element, a portion of the common elements within the building adjacent to the new unit.

RECITALS

WHEREAS, by the Declaration recorded in the Office of the Recorder of Deeds of Cook County, Illinois, the Property has been submitted to the provisions of the Act; and

WHEREAS pursuant to the First Amendment to the Declaration ("First Amendment"), recorded on January 1, 1996, as Document No. 96042022 in the Office of the Recorder of Decus of Cook County, Illinois, Exhibits B, C and D attached to and recorded with the Declaration were amended and replaced by the Amended Plat, Exhibit C and Exhibit D attached to and recorded with the First Amendment; and

WHEREAS, pursuant to the Third Amendment to the Declaration ("Third Amendment"), recorded on December 2, 2008, as Document No. 0833703140 in the Office of the Recorder of Deeds of Cook County, Illinois, the Owners of Units R05, R06, R07 and R08 combined the aforesaid four (4) Units into two (2) Units. Units R05 and R06 and half of Unit R07 were combined into a single unit and designated as R06. Unit R08 and half of Unit R07 were combined into a single unit and designated as R08. Said amendment also deleted references to Units R05 and R07 from the Declaration; and

WHEREAS, the Owners of Units R06 and R08 have subdivided said Units so that former Unit R07 has been reconstituted to the dimensions as aclineated in the original Plat (as amended) recorded as Exhibit B to the Declaration ("reconstituted Unit R07"). Former (meaning, as delineated in the original Plat recorded as Exhibit B to the Declaration) Units R05 and R06 remain combined into a single unit and designated as R06 ("reconstituted Unit R06").

WHEREAS, Theodore and Connie Rigas are the Owners of Units (3)4 and reconstituted R06 in the Association and desire to combine said units into a single unit to be designated as Unit R06 and to locate or relocate common elements affected or required thereby, and to amend the Declaration to reflect the transaction; and

WHEREAS, Theodore and Connie Rigas have made written application to the Board of Managers of the Association, requesting an amendment to the condominium instruments, setting forth in the application a proposed reallocation to the new unit of the percentage interest in the common elements attributable to Units R04 and reconstituted R06; and

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WHEREAS, Norman and Kellie Siegel are the Owners of reconstituted Unit R07 and Unit R08 in the Association and desire to combine said units into a single unit to be designated as Unit R08 and to locate or relocate common elements affected or required thereby, and to amend the Declaration to reflect the transaction; and

WHEREAS, Norman and Kellie Siegel have made written application to the Board of Managers of the Association, requesting an amendment to the condominium instruments, setting forth in the application a proposed reallocation to the new unit of the percentage interest in the common elements attributable to reconstituted Units R07 and R08; and

WHEREAS, the transaction involving Theodore and Connie Rigas has been approved by a majority of the Board of Managers of the Association at a meeting held on August 25, 2013; and

WHEREAS, the transaction involving Norman and Kellie Siegel has been approved by a majority of the Board of Managers of the Association at a meeting held on Av 6051 26 , 20/3; and

WHEREAS, this amendment has been executed by the President of the Association and by the Owners of the Units in volved, all in compliance with Section 31 of the Act.

NOW, THEREFORE, the Declaration of Condominium Ownership and of Easements, Restrictions and Covenants and Bylaws for River Bank Lofts Condominium Association is hereby amended as follows:

A. A new Section 13.14 is added to Article XIII:

"13.14 Combination of Units.

- (a) Units R04, R05 and R06 are hereby combined into a single Residential Unit and shall be described as Unit R06 and certain Common Elements affected or required thereby are located or relocated as described herein. Unit R06 shall be allocated 0.0154 percentage of ownership in the Common Elements, and Exhibit "C" to the Declaration is hereby amended to reflect the combination of Units and combined percentage of ownership allocated thereto. The Owner of Unit R06 is hereby granted the exclusive right to use, as a Limited Common Element of and appurtenant to Unit R06, component parts of the wall separating (or previously separating) former Unit R04 from former Unit R05 and former Unit R05 from former Unit R06. The Owner of Unit R06 is responsible for any and all costs associated with the renovation, modification, or other adaptation performed as a result of the granting of the exclusive right to use the aforementioned Limited Common Element and shall be responsible for maintenance, repair, and replacement thereof.
- (b) Units R07 and R08 are hereby combined into a single Residential Unit and shall be described as Unit R08 and certain Common Elements affected or required thereby are located or relocated as described herein. Unit R08 shall be allocated 0.0136 percentage of

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ownership in the Common Elements, and Exhibit "C" to the Declaration is hereby amended to reflect the combination of Units and combined percentage of ownership allocated thereto. The Owner of Unit R08 is hereby granted the exclusive right to use, as a Limited Common Element of and appurtenant to Unit R08, component parts of the wall separating (or previously separating) former Unit R07 from former Unit R08. The Owner of Unit R08 is responsible for any and all costs associated with the renovation, modification, or other adaptation performed as a result of the granting of the exclusive right to use the aforementioned Limited Common Element and shall be responsible for maintenance, repair, and replacement thereof."

- B. The Plat, Exhibit "B" to the Declaration (as amended by the First Amendment), is amended by replacing page 2 of 19 with amended page 2 of 19, attached hereto as Exhibit 2.
- C. The schedule of percentage ownership, Exhibit "C" to the Declaration (as amended by the First Amendment), is replaced in its entirety by Amended Exhibit C, attached hereto as Exhibit 3
- D. The Legal Description of the Units, Exhibit "D" to the Declaration (as amended by the First Amendment), is amended by deleting Units R04, R05 and R07 therefrom.

Except to the extent expressly set forth nereinabove, the remaining provisions of the Declaration shall continue in effect without change.

END OF TEXT OF AMENDMENT

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EXECUTION BY PRESIDENT

STATE OF ILLINOIS)
COUNTY OF COOK) SS)

I, Barbara J. Sullivan, am the President of the Board of Managers of River Bank Lofts Condominium Association, and by my signature below do hereby execute the foregoing amendment to the Declaration, which amendment sets forth all pertinent aspects of the transaction involving the combination of Units R04, R05 and R06, including majori,
Operation of Collins Clerk's Office the reallocation or adjustment of the common interest, which transaction has been approved by a majority of the Board of Managers.

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CERTIFICATION AS TO BOARD OF MANAGERS' APPROVAL

STATE OF ILLINOIS)		
COUNTY OF COOK) SS)		
River Bark Lofts Condomicondominion, and as such records of said condominion Declaration was approved by Bank Lofts Condominium A which meeting was duity notification and that such rescinded in any manner but	Secretary and the kee um, I hereby certify the y a majority of the memb Association at a meeting feed, convened and held	at the foregoing am pers of the Board of M g held on المالة على ا	corporation and f the books and endment to the anagers of River
	BY:	Catha Bau	
	40	Secretary	
	DAT	ED: <u>9-10-</u>	13
	approval by the Board remains in full force at BY:	Clarks	
			isi.

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STATE OF ILLINOIS)			
COUNTY OF COOK) SS)			
	UNIT OWNER	EXECU	ITION	
The undersigned, The R05, and R06 in River Bar transaction with respect to the below does hereby execute respect to the combination of	he combination of and approve the	ilnium, bo f Units Ri foregoing	04, R05, and R06, by t	volved in the
BY: Theodore Rigas	P.20.13 Date	BY: _	Connie Rigas	<u> </u>
)r			
This instrument	00/		91010	
This instrument was a 20_ by Theodore/Rigas.	acknowledged be	fore me	on $\frac{\chi^2 + 0.15}{}$	
Moull.		0//	OFFICIAL SEAL MARISOL ARROYO	7
Notary Public Signature	(Seal)	8	NOTARY PUBLIC - STATE OF ILLINOIS MY COMMISSION EXPIRES:01/17/18	
This instrument was a 20 by Connie Rigas	acknowledged be	fore me	on <u>8.90-13</u>	,
Men lle		~ ~~	······································	_
Notary Public Signature	(Seal)	NO M	OFFICIAL SEAL MARISOL ARROYO TARY PUBLIC - STATE OF ILLINO'S Y COMMISSION EXPIRES:01/17/16	
		••••	***************************************	50

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STATE OF ILLINOIS)			
COUNTY OF COOK) SS)			
	UNIT OWNER E	EXECUTION		
The undersigned, No R08 in River Bank Lofts Co with respect to the combin hereby execute and approve the combination of Units R0	ation of Units R07 e the foregoing am	and RN8 by their c	ved in the tran	saction
BY: Norman Siegel	8/20/2013 Date	BY: Juliu Su Kellie Siegel	izel 8	20 2013 Date
	COOK			
This instrument was a 20 by Norman/Siegel.	acknowledged befo	ore me on $8-2$	0-13	_,
Notary Public Signature	(Seal)	OFFICIAL SEAL MARISOL ARROY MOTARY PUBLIC - STATE OF MY COMMISSION EXPIRES	O FILLINOIS	
This instrument was a 20 by Kellie Siegel.	acknowledged befo	ore me on	013	_1
Notary Public Signature	(Seal)	OFFICIAL SEAL MARISOL ARROY(NOTARY PUBLIC - STATE OF MY COMMISSION EXPIRES:	ILLINOIS	

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EXHIBIT 1

TO FOURTH AMENDMENT TO THE DECLARATION OF CONDOMINIUM OWNERSHIP FOR RIVER BANK LOFTS CONDOMINIUM

LEGAL DESCRIPTION

Property of Cook County Clark's Office

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Exhibit

Legal Description of Units

UNITS R01, 101, 201, 301, 401, 501, 601, R02, 102, 202, 302, 402, 502, 602, R03, 103, 203, 303, 403, 503, 603, 104, 204, 304, 404, 504, 604, 105, 205, 305, 405, 505, 605, R06, 106, 206, 306, 406, 506, 606, 107, 207, 307, 407, 507, 607, R08, 108, 208, 308, 408, 508, 608, 109, 209, 309, 409, 509, 609, 110, 210, 310, 410, 510, 610, 111, 211, 311, 411, 511, 611, 112, 212, 312, 412, 512, 612, 113, 213, 313, 413, 513, 613, 114, 214, 314, 414, 514, 614, 115, 215, 315, 415, 515, 615, 216, 316, 416, 516, 616, 316, 416, 516, 616, 117, 217, 317, 417, 517, 617, 118, 218, 318, 418, 518, 618, 11, 219, 319, 419, 519, 619, 120, 220, 320, 420, 520, 421, 521, 621, 422, 522, 622, 423, 523, 623, P-1 through and including P-150, ALONG WITH THEIR CORRESPONDING UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN RIVER BANK LOFTS CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

THAT PART OF BLOCK 3 IN THE ASSESSOR'S DIVISION OF THE KINGSBURY TRACT IN THE EAST 2 OF THE NORTHWEST 1/4 OF SECTION 9, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN; DESCRIBED AS FOLLOWS: BEGINNING ON THE SOUTHWESTERLY LINE OF N. KINGSBURY STREET AND 113.5 FEET SOUTH OF THE PROLONGATION OF THE SOUTH LINE OF THE NORTH 2 OF BLOCK 4 OF SAID ASSESSOR'S DIVISION OF SAID KIP GSBURY TRACT, (MEASURED AT RIGHT ANGLES THERETO); THENCE WEST PARALLEL WITH THE PROLONGATION OF SAID SOUTH LINE OF THE NORTH 2 OF SAID BLOCK 4, A DISTANCE & 267.0 FEET, THENCE SOUTH PERPENDICULAR TO THE LAST DESCRIBED LINE 12.0 FEET, THENCE WEST PERPENDICULAR TO THE LAS DESCRIBED LINE 16.25 FEET TO THE EAST DOCK LINE OF THE NORTH BRANCH OF THE CHICAGO RIVER; THENCE SOUTHEASTERLY ALONG S.11D DOCK LINE 339.37 FEET TO THE NORTH LINE OF W. GRAND AVEN.(FORMERLY INDIANA STUFET); THENCE EAST ALONG SAID NORTH LINE 188.05 FEET TO THE SOUTHWESTERLY LINE OF N. KINGSBURY STREET; THENCE NORTHWESTERLY ALONG THE SOUTHWESTERLY LINE OF N. KINGSBURY STREET 16.0 FEET; THENCE NORTHEASTERLY AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE 12.0 FEET; THENCE NORTHWESTERLY AND PARALLEL WITH THE SOUTHWESTERLY LINE OF N. KINGSBURY STREET 320.32 FEET (DEED), 319.88 FEET (MEASURE): THENCE SOUTHWESTERLY AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE 12.0 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS;

WHICH SURVEY IS ATTACHED AS EXHIBIT B TO THE DECLARATION OF CONDOMINIUM FOR RIVER BANK LOFTS CONDOMINIUM RECORDED WITH THE COCK COUNTY RECORDER OF DEEDS ON JUNE 13, 1995 AS DOCUMENT NUMBER 95383435, AS MAY 3C AMENDED FROM TIME TO TIME.

7//_CQ

Commonly known as 550 North Kingsbury Street, Chicago Illinois 60610

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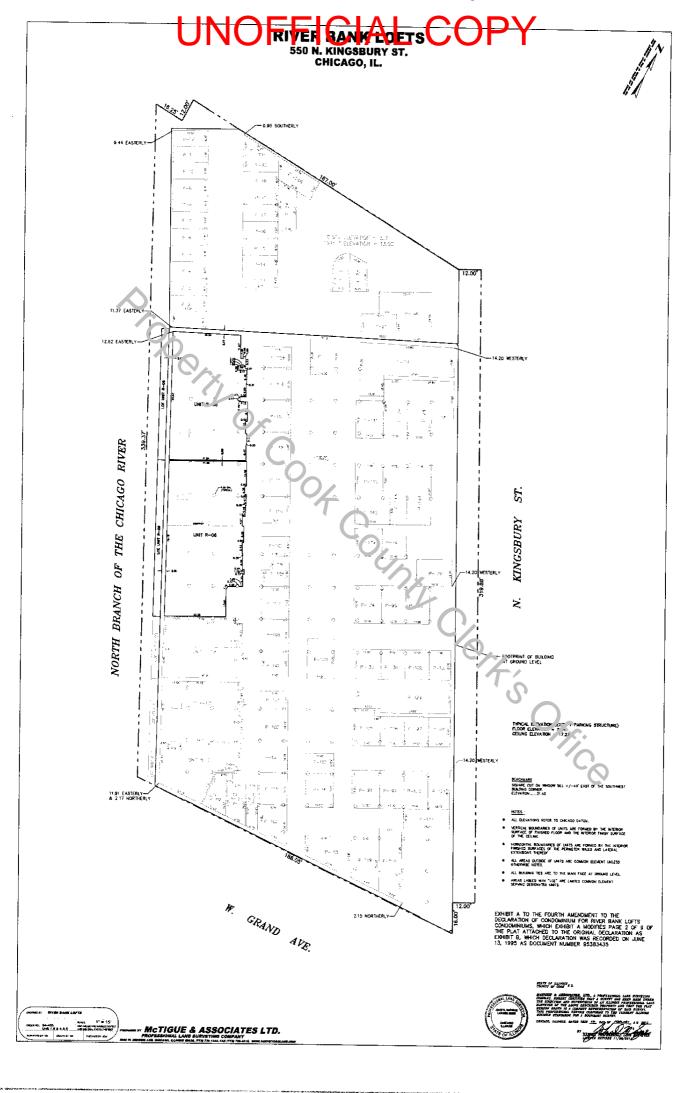
EXHIBIT 2

TO FOURTH AMENDMENT TO THE DECLARATION OF CONDOMINIUM OWNERSHIP FOR RIVER BANK LOFTS CONDOMINIUM

AMENDED PLAT PAGE 2 0f 19

Property of Cook County Clerk's Office (Depicting revised boundaries of Units R06 and R08)

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EXHIBIT 3

TO FOURTH AMENDMENT TO THE DECLARATION OF CONDOMINIUM OWNERSHIP FOR RIVER BANK LOFTS CONDOMINIUM

AMENDED EXHIBIT C SCHEDULE OF PERCENTAGE OWNERSHIP INTEREST Property of Cook County Clerk's Office IN THE COMMON ELEMENTS

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AMENDED EXHIBIT C

RIVER BANK LOFTS

	PERCENTAGE		PERCENTAGE		PERCENTAGE
UNIT	OWNERSHIP	UNIT	OWNERSHIP	UNIT	OWNERSHIP
<u>NUMBER</u>	<u>INTEREST</u>	<u>NUMBER</u>	<u>INTEREST</u>	<u>NUMBER</u>	<u>INTEREST</u>
D .01	0.0047	108	0.0080	615	0.0059
R01	0.0047	208	0.0084	216	0.0039
101	0.0055	308	0.0084	316	0.0049
201	0.0083		0.0090	416	0.0055
301	0.0101	408	0.0090	516	0.0053
401	0.0110	508		616	0.0057
501	0.0118	608	0.0156		0.0057
601	0.0130	109	0.0047	117	
R02	0.9062	209	0.0057	217	0.0062
102	0.0067	309	0.0062	317	0.0065
202	0.0071	409	0.0068	417	0.0068
302	0.0075	509	0.0073	517	0.0071
402	0.0080	609	0.0080	617	0.0098
502	0.0086	10	0.0059	118	0.0058
602	0.0095	210	0.0071	218	0.0057
R03	0.0059	316	0.0078	318	0.0060
103	0.0063	410	0.0085	418	0.0064
203	0.0074	510	0.0092	518	0.0069
303	0.0078	610	0.0101	618	0.0073
403	0.0081	111	0.0083	119	0.0057
503	0.0088	211	0.0081	219	0.0056
603	0.0149	311	0.0091	319	0.0060
104	0.0049	411	0.0101	419	0.0064
204	0.0057	511	0.0109	519	0.0069
304	0.0059	611	0.0120	619	0.0183
404	0.0061	112	0.0051	120	0.0064
504	0.0065	212	0.0049	220	0.0061
604	0.0072	312	0.0052	320	0.0065
105	0.0050	412	0.0055	420	0.0071
205	0.0054	512	0.0059	520	0.0079
305	0.0056	612	0.0120	421	0.0035
505	0.0062	113	0.0046	521	0.0037
605	0.0067	213	0.0045	621	0.0041
R06	0.0154	313	0.0048	422	0.0035
106	0.0069	413	0.0104	522	0.0037
206	0.0075	114	0.0064	622	0.0040
306	0.0077	214	0.0062	423	0.0034
406	0.0140	314	0.0065	523	0.0037
506	0.0167	414	0.0069	623	0.0040
606	0.0096	514	0.0073		
107	0.0065	614	0.0098		
207	0.0069	115	0.0059		
307	0.0072	215	0.0047		
407	0.0072	315	0.0049		
607	0.0075	415	0.0051		
R08	0.0136	515	0.0055		
100	0.0150	2.0			

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	PERCENTAGE OWNERSHIP		PERCENTAGE OWNERSHIP		PERCENTAGE OWNERSHIP
<u>PARK</u>	INTEREST	<u>PARK</u>	INTEREST	<u>PARK</u>	<u>INTEREST</u>
P1	0.0006	P52	0.0003	P104	0.0006
P2	0.0003	P53	0.0003	P105	0.0008
	0.0003	P54	0.0003	P106	0.0006
P3	0.0003	P55	0.0003	P107	0.0006
P4	0.0003	P56	0.0003	P108	0.0006
P5		P57	0.0003	P109	0.0006
P6	0.0003 0.0003	P58	0.0003	P110	0.0006
P7		P59	0.0003	P111	0.0006
P8	0.0003 0.0003	P60	0.0003	P112	0.0006
P9	0.0003	P61	0.0003	P113	0.0006
P10	0.0003	P62	0.0003	P114	0.0006
P11	0.0003	P63	0.0003	P115	0.0006
P12	(v.9i)03	P64	0.0003	P116	0.0006
P13	0.0503	P65	0.0003	P117	0.0006
P14	0.0003	P66	0.0003	P118	0.0006
P15	0.0003	P67	0.0005	P119	0.0006
P16	0.0003	P68	0.0005	P120	0.0006
P17	0.0003	769	0.0003	P121	0.0006
P18	0.0003	P70	0.0003	P123	0.0006
P19	0.0003	D',1	0.0003	P124	0.0006
P20	0.0003	P/2	0.0003	P125	0.0006
P21 P22	0.0001	P73	0.0003	P126	0.0006
P22 P23	0.0003	P74	0.0003	P127	0.0006
P23 P24	0.0003	P75	0.0003	P128	0.0006
P25	0.0003	P76	0.0003	P129	0.0003
P26	0.0009	P77	0.0003	P130	0.0010
P27	0.0003	P78	0.0007	P131	0.0006
P28	0.0003	P79	0.0003	P132	0.0006
P29	0.0003	P80	0.0003	P133	0.0006
P30	0.0003	P81	0.0003	P134	0.0006
P31	0.0003	P82	0.0003	F135	0.0006
P32	0.0003	P83	0.0003	P136	0.0006
P33	0.0003	P84	0.0003	P137	0.0006
P34	0.0003	P85	0.0003	P138	0.0006
P35	0.0003	P86	0.0003	P139	0.0006
P36	0.0003	P87	0.0003	P140	0.0006
P37	0.0003	P88	0.0003	P141	0.0006
P38	0,0003	P89	0.0003	P142	0.0006
P39	0.0003	P90	0.0003	P143	0.0009
P40	0.0003	P91	0.0003	P144	0.0009
P41	0.0003	P92	0.0003	P145	0.0006
P42	0.0003	P93	0.0001	P146	0.0003
P43	0.0003	P94	0.0005	P147	0.0006
P44	0.0005	P95	0.0005	P148	0.0009
P45	0.0005	P96	0.0003	P149	0.0006
P46	0.0003	P97	0.0003	P150	0.0010
P47	0.0003	P98	0.0003		100
P48	0.0003	P99	0.0003		100
P49	0.0003	P100	0.0006		
P50	0.0003	P101	0.0006		
P51	0.0003	P102	0.0006		