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1502929031

THIS INSTRUMENT PREPARED BY AND  
AFTER RECORDING RETURN TO:

HOWARD S. DAKOFF, ESQ.  
LEVENFELD PEARLSTEIN, LLC  
2 NORTH LA SALLE STREET, SUITE 1300  
CHICAGO, ILLINOIS 60602

Doc#: 1502929031 Fee: \$80.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 01/29/2015 11:48 AM Pg: 1 of 7

(This Space for Recorder's Use Only)

**TENTH AMENDMENT TO  
DECLARATION OF CONDOMINIUM OWNERSHIP AND OF EASEMENTS,  
RESTRICTIONS, COVENANTS AND BY-LAWS FOR THE RESIDENCES AT 401  
NORTH WABASH AVENUE, A CONDOMINIUM**

This Tenth Amendment (this "Amendment") to the Declaration of Condominium Ownership and of Easements, Restrictions, Covenants, and By Laws for the Residences at 401 N. Wabash Avenue, a Condominium, entered into this 28th day of January, 2015, by the Board of Directors of the Residences at 401 North Wabash Avenue, a condominium, and Richard Biller, as Trustee of the Richard L. Biller Trust dated September 12, 2006, the unit owner of Unit 51 A and 51B.

**WITNESSETH:**

The Board administers the condominium property located in the City of Chicago, County of Cook, State of Illinois, legally described on Exhibit A attached hereto and made a part hereof;

The property was submitted to the provisions of the Illinois Condominium Property Act (the "Act") pursuant to the Declaration of Condominium Ownership and of Easements, Restrictions, Covenants, and By Laws for the Residences at 401 N. Wabash Avenue, a Condominium (the "Declaration"), recorded in the Cook County Recorder of Deed's Office as Document No. 0821716050, as subsequently amended.

Pursuant to Section 31 of the Act, the Unit Owner desires to combine Units 51A and 51B ("Units") and has submitted a written application to the Board proposing a reallocation of the new Unit's percentage interest in the Common Elements, which has been approved by the majority of the Board.

**NOW, THEREFORE,** the Declaration is hereby amended as follows:

1. The percentage interest in the Common Elements for combined Unit 51A (consisting of previous Units 51A and 51B) shall be reallocated as follows:

Unit 51A - .4161%

RECORDING FEE 80  
DATE 1-29-15 COPIES 6  
OK BY [Signature]

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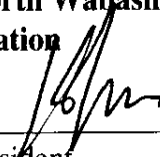
2. Any Limited Common Elements previously assigned to the Units shall remain assigned to the combined Unit 51A/B.

3. The Plat of Survey attached to the Declaration reflecting Units 51A and 51B is hereby supplemented by the attached new Survey for combined Unit 51A/B, attached hereto as Exhibit B, which amends Page 55 of the Plat of Survey.


4. Except as otherwise modified herein, the Declaration shall continue in full force and effect.

**IN WITNESS WHEREOF**, the parties hereto have duly executed this Amendment on the day and year above written.

**Board of Directors of the Residences at  
401 North Wabash Avenue Condominium  
Association**

By:   
Its: President

**Unit Owner of Units 51A and 51B**

  
Richard Biller,  
Trustee

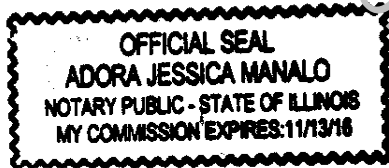
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COUNTY OF COOK            )  
                                       ) S.S.  
 STATE OF ILLINOIS        )

I, ADORA JESSICA MANALO, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that KENNETH J. ALLEN, as the Board President of the Residences at 401 North Wabash Avenue Condominium Association personally known to me to be the same person whose name is subscribed to the foregoing instruments as such President appeared before me this day in person and acknowledged that he/she signed and delivered the said instrument as his/her own free and voluntary act, and as the free and voluntary act of the Board for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal this 12 day of DECEMBER, 2014.

  
 NOTARY PUBLIC



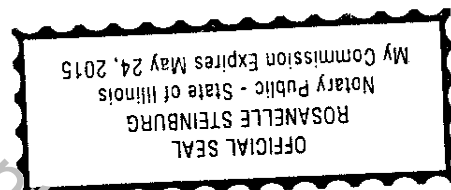
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LAKE  
COUNTY OF COOK )  
 ) S.S.  
STATE OF ILLINOIS )

I, Rosnelle Steinburg, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Richard Biller, Trustee \_\_\_\_\_, personally known to me to be the same persons whose names are subscribed to the foregoing instruments appeared before me this day in person and acknowledged that they signed and delivered the said instrument as its own free and voluntary act for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal this 1st day of December, 2014.

Rosnelle Steinburg  
NOTARY PUBLIC



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## EXHIBIT A

### LEGAL DESCRIPTION

**PARCEL 1:**

UNITS 51A AND 51B IN THE 401 NORTH WABASH AVENUE RESIDENTIAL CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

PART OF LOT 1 IN TRUMP TOWER SUBDIVISION OF A TRACT OF LAND IN SECTION 10, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0821716050, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, AS AMENDED, ALL IN COOK COUNTY, ILLINOIS.

**PARCEL 2:**

NON-EXCLUSIVE EASEMENTS FOR INGRESS, EGRESS, SUPPORT, USE AND ENJOYMENT AS CREATED BY AND SET FORTH IN THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS FOR THE 401 NORTH WABASH BUILDING RECORDED AS DOCUMENT NUMBER 0803015062, AS AMENDED BY SPECIAL AMENDMENT RECORDED AUGUST 4, 2008 AS DOCUMENT NUMBER 0821716049.

**PARCEL 3:**

A NON-EXCLUSIVE EASEMENT IN FAVOR OF PARCELS 1 AND 2, AS GRANTED IN THAT CERTAIN ORDINANCE BY THE CITY OF CHICAGO APPROVED SEPTEMBER 1, 2004 AND RECORDED JANUARY 3, 2005 AS DOCUMENT NUMBER 0500319018 AS PUBLISHED IN JOURNAL PAGES 30411 TO 30458, BOTH INCLUSIVE, FOR THE IMPROVEMENT, USE AND MAINTENANCE OF PUBLIC WAY, TO IMPROVE, MAINTAIN, REPAIR, REPLACE, USE AND OCCUPY FOR PEDESTRIAN PURPOSES, AND NOT VEHICULAR PURPOSES, CERTAIN TRACTS OF LAND AS MORE PARTICULARLY DESCRIBED THEREIN.

Property Addresses: Commonly known as Unit 51A and 51B, 401 N. Wabash Avenue, Chicago, Illinois

Permanent Index Numbers:

PIN #	UNIT #
17-10-135-038-1787	51A
17-10-135-038-1826	51B

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## EXHIBIT B

### SUPPLEMENT TO PLAT OF SURVEY

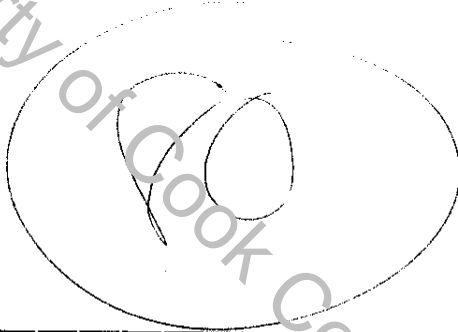
[SEE ATTACHED]

Property of Cook County Clerk's Office

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# EXHIBIT

## ATTACHED TO



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Karen A. Yarbrough  
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1+Ex

6pgs

7

## DOCUMENT

## SEE PLAT INDEX