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Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 05/23/2016 11:22 AM Pg: 1 of 6

CLYBOURN CONSTRUCTION,
LLC
3528 WALNUT AVE.
WILMETTE ILLINOIS 60091

**SECOND AMENDMENT TO
DECLARATION OF
CONDOMINIUM OWNERSHIP
FOR
2442 N. CLYBOURN
CONDOMINIUM
ASSOCIATION**

THIS FIRST AMENDMENT TO DECLARATION made and entered into as of the 20th day of May, 2016 by Clybourn Construction, LLC, an Illinois limited liability company, whose address is at 3528 Walnut Ave., Wilmette Illinois 60091 ("**Declarant**")

WITNESSETH:

- A. Declarant executed a Declaration of Condominium Ownership and By-Laws for 2442 N. Clybourn Condominium Association dated March 28, 2016 (the "**Declaration**", and recorded such Declaration with Cook County Recorder of Deeds as Document No. 1609039045 on March 30, 2016.
- B. Declarant executed a 1s Amendment to Declaration of Condominium Ownership and By-Laws for 2442 N. Clybourn Condominium Association dated May 17, 2016 (the "**1st AMENDMENT**", and recorded such 1st Amendment with Cook County Recorder of Deeds as Document No. 1613819067 on May 17, 2016.
- C. Pursuant to the Act and the provisions of Article 23 of the Declaration, Declarant desires to add-on and annex additional property to the Condominium and to otherwise amend the Declaration as provided herein.

NOW, THEREFORE, Declarant, for the purposes above set forth, declares as follows:

1. Attached hereto is **Exhibit A**, which is the Legal Description of Units as a result of this Amendment.
2. Attached hereto as **Exhibit B**, which is an amended Percentage Interest in Common Elements and that sets forth the amended percentages of ownership interest in all Common Elements.

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3. Attached hereto is an updated part of Exhibit D, Plat of Condominium, which shows all of the Units and Common Elements comprising the condominium as a result of this Amendment.
4. All capitalized items used herein that are not otherwise defined will have the meaning ascribed to them in the Declaration.

IN WITNESS WHEREOF, Declarant has caused its name to be assigned to this Third Amendment to Declaration by its Manager as of the date set forth above.

DECLARANT:

Clybourn Construction, LLC, an Illinois limited liability company

By: _____

Art Gurevich, Manager

Property of Cook County Clerk's Office

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EXHIBIT A

LEGAL DESCRIPTION OF UNITS

**Unit 1 and P-5, Unit 2 and P-2, Unit 3N and S-5 and P-3, Unit 3S and S-6 and P-8 ,
Unit 4N and S-3 and P-7 , Unit 4S and S-4 and P-6 (excluded), Unit 5N and S-1 and
P-4, Unit 5S and S-2 and P-1** in the 2442 N. Clybourn Condominium, as delineated on
the survey of

**LOTS 20 AND 21 IN BLOCK 7 IN FULLERTON'S 2ND ADDITION TO
CHICAGO, BEING A SUBDIVISION OF THAT PART OF THE SOUTH 1/2 OF
THE SOUTHEAST 1/4 OF SECTION 30, TOWNSHIP 40 NORTH, RANGE 14
EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING EAST OF THE
CHICAGO NORTHWESTERN RAILROAD AND THAT PART LYING WEST
OF SAID RAIL ROAD AND EAST OF CLYBOURN AVENUE, IN COOK
COUNTY, ILLINOIS**

PIN: 14-30-400-019-0000

14-30-400-020-0000

COMMONLY KNOWN AS: 2442 N. Clybourn
CHICAGO, ILLINOIS 60618

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EXHIBIT B

PERCENTAGE INTEREST IN COMMON ELEMENTS

<u>UNIT NUMBER</u>	<u>PERCENT INTEREST</u>
1 and P-5	11.72%
2 and P-2	14.46%
3N and S-5 and P-3	13.79%
3S and S-6 and P-8 (excluded)	13.79%
4N and S-3 and P-7	14.32%
4S and S-4 and P-6 (excluded)	-
5N and S-1 and P-4	15.96%
5S and S-2 and P-1	15.96%

UNOFFICIAL SURVEY COPY CHICAGOLANDSURVEY COMPANY INC.

PROFESSIONAL DESIGN FIRM LICENSE NO. 184-008262 EXPIRES 04/30/2017

6501 W. 65TH STREET CHICAGO, ILLINOIS 60638 (773) 271-9447
CHICAGOLANDSURVEY@SBCGLOBAL.NET

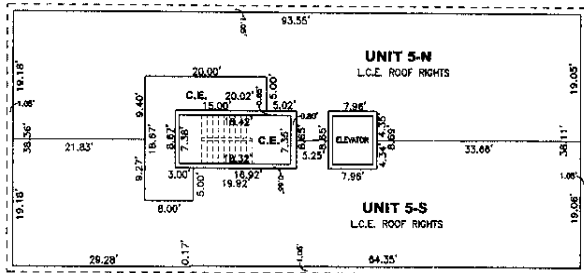
PLAT OF CONDOMINIUM OF 2442 NORTH CLYBURN CONDOMINIUM ASSOCIATION EXHIBIT "D"

STATE OF ILLINOIS } S.S.
COUNTY OF COOK }
THIS IS TO CERTIFY THAT THIS PLAT AND THE SURVEY ON WHICH IT IS BASED
WERE MADE BY ME, OR BY PERSONS UNDER MY DIRECT SUPERVISION AND
CONTROL. THIS PROFESSIONAL SERVICE CONFORMS TO THE CURRENT ILLINOIS
MINIMUM STANDARDS FOR A BOUNDARY SURVEY.
DATED THIS 24 TH DAY OF MARCH 2016.

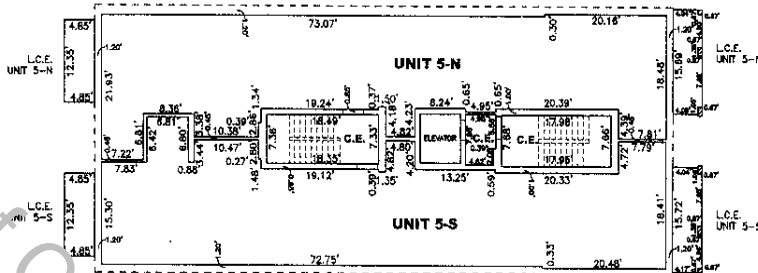
BY: *Roger P. Jacob*
ILLINOIS PROFESSIONAL LAND SURVEYOR NO. 3394



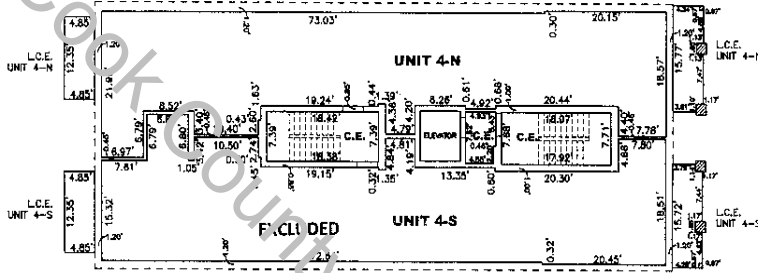
LICENSE EXPIRES
11/30/2016



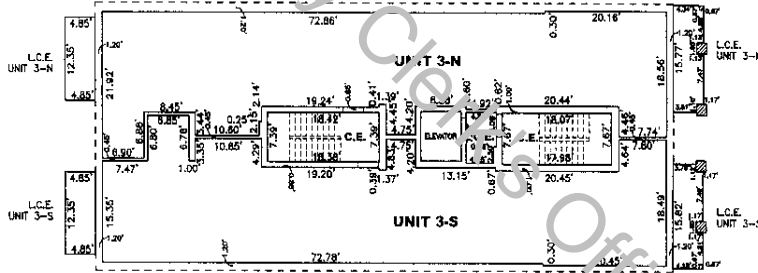
ROOF
ROOF EL=99.95'



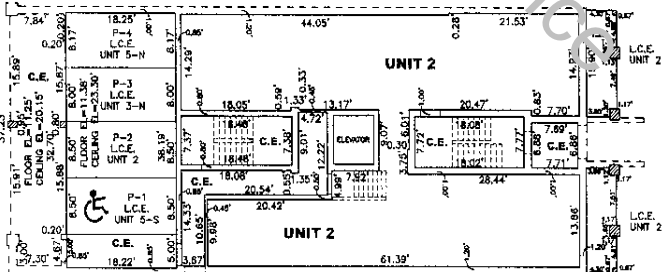
FOURTH FLOOR
FLOOR EL=48.85'
CEILING EL=58.10'



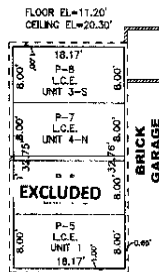
THIRD FLOOR
FLOOR EL=38.20'
CEILING EL=47.50'



SECOND FLOOR
FLOOR EL=27.60'
CEILING EL=36.80'

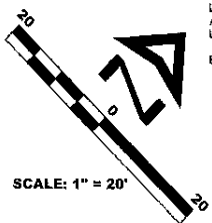


FIRST FLOOR
FLOOR EL=18.90'
CEILING EL=28.25'



BENCHMARK:

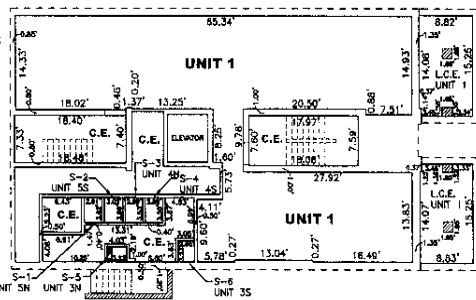
CITY BENCHMARK NUMBER 257
LOCATION: 9.9' NORTH OF SOUTH LINE OF WEST DICKENS
AVENUE AND 11.7' EAST OF THE EAST LINE OF NORTH
LAKEWOOD AVENUE
ELEVATION= 12.402' CITY DATUM



ORDERED BY: ART GUREVICH
FILE NO.: 110-37/CONDO
SHEET 2 OF 2

LEGEND:

- N NORTH
- S SOUTH
- E EAST
- W WEST
- O.L. ON LINE
- OUTSIDE WALL
- INSIDE WALL
- L.C.E. LIMITED COMMON ELEMENT
- C.E. COMMON ELEMENT
- P. PARKING SPACE (L.C.E.)
- S. STORAGE SPACE (L.C.E.)



BASEMENT
FLOOR EL=8.25'
CEILING EL=15.70'