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Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 06/06/2016 10:41 AM Pg: 1 of 7

This Document has been Prepared by, and after  
Recording should be returned to:

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## LIMITED COMMON ELEMENT STORAGE SPACE TRANSFER AMENDMENT TO THE DECLARATION OF CONDOMINIUM OWNERSHIP FOR CLOCK TOWER POINTE OF HARWOOD HEIGHTS CONDOMINIUM ("CLOCK TOWER")

The document is recorded for the purpose of amending the Declaration of Condominium Ownership (hereafter the "Declaration") for Clock Tower Pointe of Harwood Heights Condominium ("Clock Tower") (hereafter the "Association") which Declaration was recorded on August 18, 2007 as Document No. 0716963044 in the office of the Recorder of Deeds of Cook County Illinois and covers the property (hereafter the "Property") legally described In Exhibit "A" which is attached hereto and made a part thereof.

This amendment is adopted pursuant to the provisions of Article II Section 3.20 of the aforesaid Declaration and Section 26 of the Illinois Condominium Property Act ("the Act"). The Declaration provides that an Owner of a Unit may assign, to another Owner of a Unit, the Storage Space (limited common elements) appurtenant to the Unit Ownership subject to the prior written consent of the holder of a first mortgage upon the Unit Ownership, upon the recorded of an amendment to the Declaration in accordance with Section 26 of the Act. Section 26 of the Act provides that each transfer of limited common elements shall be made by an amendment to the Declaration executed by all unit owners who are parties to the transfer and consented to by all other unit owners who have any right to use the limited common elements affected. Section 26 further provides that amendment shall contain a certificate showing that a copy of the amendment has been delivered to the Board of Managers of the Association, and shall contain a statement from the parties involved in the transfer which sets forth any change in the parties' proportionate shares of the common elements. No transfer shall become effective until the amendment has been recorded in the Office of the Recorder of Deeds of Cook County, Illinois.

### RECITALS

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

WHEREAS the Owner of Unit 212 desires to sell and the Owner of Unit 415 desires to purchase Storage Space 2-51 and to amend the Declaration to reflect this transaction;

CCRD REVIEW     k

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WHEREAS, this amendment has been executed by all Owners who are parties to the transfer (there being no other Owners having any rights to use the limited common elements affected) and consented to by the Holder of the first mortgage (if any) upon the Unit Ownership of the Selling Owner and contains a statement from the parties involved in the transfer which sets forth changes (if any) in the parties proportionate shares of the common elements, and a copy of the amendment has been delivered to the Board of Managers of the Association all compliance with Article III Section 3.20 of the Declaration and Section 26 of the Act.

Therefore, the Declaration of Condominium Ownership for Clock Tower Pointe of Harwood Heights Condominium is hereby amended in accordance with the text which follows:

1. Storage Space 2-51 as shown on Exhibit A to the Declaration is hereby transferred from the Owner of Unit 212 in the Association to the Owner of Unit 415 in the Association, and thereupon the Owner of Unit 415 shall have his Unit Ownership include as a right and benefit appurtenant thereto a grant of a perpetual and exclusive use of said Storage Space;
2. Except to the extent expressly set forth hereinabove the remaining provisions of the Declaration shall continue in effect without change.

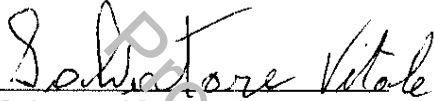
END OF TEXT OF AMENDMENT

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## UNIT OWNER SIGNATURE PAGE

The undersigned are all of the Owners who are parties to the transfer of the Storage Space 2-51 in the Clock Tower Pointe of Harwood Heights Condominium there being no other Owners having any right to the limited common element affected and by our signatures below do we hereby execute and approve the foregoing amendment to the Declaration.



Salvatore Vitale Unit 212

Executed this \_\_\_\_\_ day of May 2016



Robert Herich Unit 415

Executed this 18 day of May 2016

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## Statement as to Change in Proportionate Share in Common Elements

The undersigned are all of the Unit Owners who are parties to the transfer of the Storage Space 2-51 in the Clock Towers and hereby set forth any changes in the parties' proportionate shares in the common elements.

Unit 212  
Common Elements

NO CHANGE  
Amendment – Proportionate Share of

Unit 415  
Common Elements


NO CHANGE  
Amendment-Proportionate Shares of

Transferor 1  
(Assignor)

  
\_\_\_\_\_  
Salvatore Vitale Unit 212

Executed this \_\_\_\_\_ day of May 2016

Transferee 2  
(Assignee)

  
\_\_\_\_\_  
Robert Hericl 415

Executed this 18 day of May 2016

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Certificate of Delivery

The undersigned are all of the Owners who are parties of the Storage Space 2-51 in the Clock Towers hereby certify that a true and correct copy of the foregoing amendment to the Declaration has been delivered to the Board of Managers of Clock Towers Association.

Transferor 1

Salvatore Vitale  
Salvatore Vitale Unit 212

Executed this \_\_\_\_\_ day of May 2016

Transferee 2

Robert Herich  
Robert Herich 415

Executed this 18 day of May 2016

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FILE NO.: 2074002

PARCEL 1:

UNIT 4811-212 IN THE CLOCK TOWER POINTE OF HARWOOD HEIGHTS CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PROPERTY:

THE SOUTH HALF OF THE FOLLOWING DESCRIBED PARCELS (AS MEASURED ON THE EAST AND WEST LINES THEREOF):

PARCEL A:

LOTS 1, 2, 3, 4, 5, 6 AND 7 IN BLOCK 9 AND LOTS 4, 5 AND 6 TOGETHER WITH THE SOUTH 1/2 OF THE VACATED 16 FOOT ALLEY LYING NORTH OF AND ADJOINING SAID LOTS 4, 5 AND 6 IN BLOCK 10; AND ALL OF VACATED GUNNISON STREET LYING BETWEEN AFORESAID BLOCKS 9 AND 10 IN OLIVER SALINGER AND COMPANY'S LAWRENCE AVENUE MANOR, BEING A SUBDIVISION OF LOT 3 IN CIRCUIT COURT PARTITION OF THE EAST 1/2 OF THE SOUTH EAST 1/4 AND PART OF THE WEST 1/2 OF THE SOUTH EAST 1/4 AND THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 12, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL B:

THAT PART OF THE WEST 1/2 OF THE SOUTH EAST 1/4 OF SECTION 12, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING EAST OF THE EAST LINE OF OLIVER SALINGER AND COMPANY'S LAWRENCE AVENUE MANOR, BEING A SUBDIVISION OF LOT 3 IN CIRCUIT COURT PARTITION OF THE EAST 1/2 OF THE SOUTH EAST 1/4 AND PART OF THE WEST 1/2 OF THE SOUTH EAST 1/4 AND THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF AFORESAID SECTION 12, RECORDED APRIL 28, 1925 AS DOCUMENT 8886267, LYING WEST OF WEST LINE OF THE SOUTH 18.61 ACRES OF THE EAST 31.86 ACRES OF THE WEST 1/2 OF THE SOUTH EAST 1/4 OF SECTION 12 AFORESAID, AND LYING SOUTH OF THE CENTER LINE OF ALLEY, EXTENDED EAST, IN BLOCK 10 IN OLIVER SALINGER AND COMPANY'S LAWRENCE AVENUE MANOR AFORESAID, (EXCEPTING THAT PART THEREOF FALLING IN LAWRENCE AVENUE), IN COOK COUNTY, ILLINOIS.

PARCEL C:

THAT PART OF THE SOUTH 18.61 ACRES OF THE EAST 31.86 ACRES OF THE WEST 1/2 OF THE SOUTH EAST 1/4 OF SECTION 12, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING SOUTH OF THE CENTER LINE OF ALLEY, EXTENDED EAST, IN BLOCK 10 IN OLIVER SALINGER AND COMPANY'S LAWRENCE AVENUE MANOR, BEING A SUBDIVISION OF LOT 3 IN CIRCUIT COURT PARTITION OF THE EAST 1/2 OF THE SOUTH EAST 1/4 AND THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 12, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, (EXCEPTING FROM SAID TRACT OF LAND THE EAST 333.03 FEET (MEASURED ON THE SOUTH LINE AND ALSO EXCEPTING THAT PART THEREOF WHICH LIES SOUTH OF THE SOUTH 50 FEET THEREOF, (MEASURED AT RIGHT ANGLES TO THE SOUTH LINE), IN COOK COUNTY, ILLINOIS;

WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0716903044, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO USE PARKING SPACES 4811-P-2-51 AND ~~4811-P-2-52~~<sup>4811-P-2-21</sup> AND STORAGE

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File No.: 2074002

4811-S-2-21

SPACES 4811-S-2-51 AND ~~4811-S-2-52~~, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT 0716903044.

PIN: 12-12-423-021-0000; 12-12-425-001-0000; 12-12-425-002-0000; 12-12-425-003-0000;  
12-12-425-006-0000; 12-12-425-007-0000; 12-12-425-008-0000

GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE ABOVE REFERRED TO REAL ESTATE. THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID PROPERTY SET FORTH IN THE DECLARATION OF CONDOMINIUM, AND GRANTOR RESERVES TO ITSELF, ITS SUCCESSORS AND ASSIGNS, THE RIGHTS AND EASEMENTS SET FORTH IN SAID DECLARATION FOR THE BENEFIT OF THE REMAINING PROPERTY DESCRIBED THEREIN.

THIS DEED IS SUBJECT TO ALL RIGHTS, EASEMENTS, COVENANTS, CONDITIONS, RESTRICTIONS AND RESERVATIONS CONTAINED IN SAID DECLARATION THE SAME AS THOUGH THE PROVISIONS OF SAID DECLARATION WERE RECITED AND STIPULATED AT LENGTH HEREIN.

Cook County Clerk's Office