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PREPARED BY AND MAIL TO:

Adnan Shams Esq.
SRM Law
150 N. Michigan Ave. 8th Floor
Chicago, IL 60601

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MAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 11/21/2016 12:57 PM PG: 1 OF 14

**24TH AMENDMENT TO THE DECLARATION OF
CONDOMINIUM OWNERSHIP AND OF EASEMENTS,
RESTRICTIONS, COVENANTS AND BY-LAWS FOR THE
GARLAND OFFICE CONDOMINIUM ASSOCIATION**

This TWENTY-FOURTH AMENDMENT TO THE DECLARATION OF CONDOMINIUM OWNERSHIP AND OF EASEMENTS, RESTRICTIONS, COVENANTS AND BY-LAWS FOR THE GARLAND OFFICE CONDOMINIUM ASSOCIATION (the "Amendment") is made and entered into as of the 11th day of November, 2016, by Millennium Park Professional Offices LLC ("MPPO"), ML Gracias LLC ("Gracias"), and Mary Szatkowski, LLC ("PritiSkin"). This Amendment is based on the following:

- A. By a Declaration of Condominium Ownership and of Easements, Restrictions, Covenants and By-Laws for The Garland Office Condominium Association dated May 19, 2006, and recorded with the Cook County Recorder of Deeds on May 22, 2006, as Document Number 0614218032, as amended by the First Amendment to the Declaration of Condominium Ownership and of Easements, Restrictions, Covenants and By-Laws for The Garland Office Condominium Association dated July 21, 2006 and recorded with the Cook County Recorder of Deeds on July 25, 2006, as Document Number 0620645067 and the Second Amendment to the Declaration of Condominium Ownership and of Easements, Restrictions, Covenants and By-Laws for The Garland Office Condominium Association dated August 1, 2006 and recorded with the Cook County Recorder of Deeds on August 9, 2006 as Document Number 0622142190, and the Third Amendment to the Declaration of Condominium Ownership and of Easements, Restrictions, Covenants and By-Laws for The Garland Office Condominium Association dated October 31, 2006 and recorded with the Cook County Recorder of Deeds on November 2, 2006 as Document Number 0630617089, and the Fourth Amendment to the Declaration of Condominium Ownership and of Easements, Restrictions, Covenants and By-Laws for The Garland Office Condominium Association dated August 1, 2007 and recorded with the Cook County Recorder of Deeds on August 2, 2007 as Document Number 0721422009, and the Fifth Amendment to the Declaration of Condominium Ownership and of Easements, Restrictions, Covenants and By-Laws for The Garland Office Condominium Association dated September 4, 2007 and recorded with the Cook County

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Recorder of Deeds on September 4, 2007 as Document Number 0724703063, and the Sixth Amendment to the Declaration of Condominium Ownership and of Easements, Restrictions, Covenants and By- Laws for The Garland Office Condominium Association dated October 4, 2007 and recorded with the Cook County Recorder of Deeds on October 4, 2007 as Document Number 0727703134, and the Seventh Amendment to the Declaration of Condominium Ownership and of Easements, Restrictions, Covenants and By-Laws for The Garland Office Condominium Association dated December 14, 2007 and recorded with the Cook County Recorder of Deeds on February 26, 2008 as Document Number 0805718021, and the Eighth Amendment to the Declaration of Condominium Ownership and of Easements, Restrictions, Covenants and By- Laws for The Garland Office Condominium Association dated February 27, 2008 and recorded with the Cook County Recorder of Deeds on March 27, 2008 as Document Number 0808722000, and the Ninth Amendment to the Declaration of Condominium Ownership and of Easements, Restrictions, Covenants and By- Laws for The Garland Office Condominium Association dated November 13, 2009 and recorded with the Cook County Recorder of Deeds on November 17, 2009 as Document Number 0932118000, and the Tenth Amendment to the Declaration of Condominium Ownership and of Easements, Restrictions, Covenants and By- Laws for The Garland Office Condominium Association dated November 10, 2010 and recorded with the Cook County Recorder of Deeds on December 3, 2010 as Document Number 1033718010, and the Eleventh Amendment to the Declaration of Condominium Ownership and of Easements, Restrictions, Covenants and By-Laws for The Garland Office Condominium Association dated December 8, 2010, and recorded with the Cook County Recorder of Deeds on January 19, 2011 as Document Number 1101916071, the Twelfth Amendment to the Declaration of Condominium Ownership and of Easements, Restrictions, Covenants and By- Laws for The Garland Office Condominium Association dated April 19, 2011, and recorded with the Cook County Recorder of Deeds on May 11, 2011 as Document Number 1113110058, the Thirteenth Amendment to the Declaration of Condominium Ownership and of Easements, Restrictions, Covenants and By-Laws for The Garland Office Condominium Association dated November 30, 2010, and recorded with the Cook County Recorder of Deeds on January 12, 2012 as Document Number 1201231015, the Fourteenth Amendment to the Declaration of Condominium Ownership and of Easements, Restrictions, Covenants and By- Laws for The Garland Office Condominium Association dated April 26, 2012, and recorded with the Cook County Recorder of Deeds on May 2, 2012 as Document Number 1212318014, the Fifteenth Amendment to the Declaration of Condominium Ownership and of Easements, Restrictions, Covenants and By-Laws for The Garland Office Condominium Association dated June 4, 2012, and recorded with the Cook County Recorder of Deeds on June 20, 2012 as Document Number 1217229072, the Sixteenth Amendment to the Declaration of Condominium Ownership and of Easements, Restrictions, Covenants and By- Laws for The Garland Office Condominium Association dated July 9, 2012, and recorded with the Cook County Recorder of Deeds on August 7, 2012 as Document Number 1222016079, the Seventeenth Amendment to the Declaration of Condominium Ownership and of Easements, Restrictions, Covenants and By- Laws for The Garland Office Condominium Association dated February 25, 2013, and recorded with the Cook County

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Recorder of Deeds on July 9, 2013 as Document Number 1319019014, the Eighteenth Amendment to the Declaration of Condominium Ownership and of Easements, Restrictions, Covenants and By-Laws for The Garland Office Condominium Association dated July 24, 2013, and recorded with the Cook County Recorder of Deeds on July 25, 2013 as Document Number 1320622008, and the Nineteenth Amendment to the Declaration of Condominium Ownership and of Easements, Restrictions, Covenants and By-Laws for The Garland Office Condominium Association dated March 31, 2014, and recorded with the Cook County Recorder of Deeds on April 9, 2014 as Document Number 1409939105, and the Twentieth Amendment to the Declaration of Condominium Ownership and of Easements, Restrictions, Covenants and By-Laws for The Garland Office Condominium Association dated December 5, 2014, and recorded with the Cook County Recorder of Deeds on December 12, 2014 as Document Number 1434619095, and the Twenty-First Amendment to the Declaration of Condominium Ownership and of Easements, Restrictions, Covenants and By-Laws for The Garland Office Condominium Association dated December 16, 2014, and recorded with the Cook County Recorder of Deeds on December 19, 2014 as Document Number 1435622061, and the Twenty-Second Amendment to the Declaration of Condominium Ownership and of Easements, Restrictions, Covenants and By-Laws for The Garland Office Condominium Association dated December 19, 2014, and recorded with the Cook County Recorder of Deeds on December 22, 2014 as Document Number 1435622082, and the Twenty-Third Amendment to the Declaration of Condominium Ownership and of Easements, Restrictions, Covenants and By-Laws for The Garland Office Condominium Association dated October 23, 2015, and recorded with the Cook County Recorder of Deeds on November 6, 2015 as Document Number 1531001014 (collectively, the "Declaration") the following described real estate:

LOTS 7 AND 8 IN BLOCK 12 IN FORT DEARBORN ADDITION TO CHICAGO IN FRACTIONAL SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN: 17-10-309-009 (underlying)

Commonly known as: 111 North Wabash Avenue, Chicago, Illinois 60602, was submitted to the provisions of the Illinois Condominium Property Act (the "Act").

- B. THE DIVISION OF UNIT 1818 AND COMBINING UNIT 1818 INTO UNITS 1810 AND 1820.** Pursuant to Section 2.1(c) of the Declaration and Section 31 of the Act, MPPO, Gracias, and PritiSkin as owners of Units 1818, 1820, and 1810, respectively, desire to amend the Declaration to reflect the division of Unit 1818 and incorporate a portion of Unit 1818 into Unit 1810 and the remaining portion of Unit 1818 into Unit 1820 as shown in Exhibit A to the Declaration attached hereto. This change does not affect any other Units, any of the common elements, or any of the limited common elements. In compliance with Sections 5 and 6 of the Act, the Association has authorized the recording of an amended page of the plat of survey, reflecting the as-built division of Unit 1818, along with this

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Amendment. This subdivision affects the real property legally described as follows:

UNIT NO. 1818 IN THE GARLAND OFFICE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOTS 7 AND 8 IN BLOCK 12 IN FORT DEARBORN ADDITION TO CHICAGO, IN FRACTIONAL 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 NO. 0614218032, AND AS AMENDED FROM TIME TO TIME; TOGETHER WITH ITS UNDNIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY ILLINOIS.

Commonly known as Unit No. 1818, 111 North Wabash Avenue, Chicago, Illinois 60602
PIN# 17-10-309-016-1134

UNIT NO. 1810 IN THE GARLAND OFFICE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOTS 7 AND 8 IN BLOCK 12 IN FORT DEARBORN ADDITION TO CHICAGO, IN FRACTIONAL 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 NO. 0614218032, AND AS AMENDED FROM TIME TO TIME; TOGETHER WITH ITS UNDNIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY ILLINOIS.

Commonly known as Unit No. 1810, 111 North Wabash Avenue, Chicago, Illinois 60602
PIN# 17-10-309-016-1133

UNIT NO. 1820 IN THE GARLAND OFFICE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOTS 7 AND 8 IN BLOCK 12 IN FORT DEARBORN ADDITION TO CHICAGO, IN FRACTIONAL 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 NO. 0614218032, AND AS AMENDED FROM TIME TO TIME; TOGETHER WITH ITS UNDNIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY ILLINOIS.

Commonly known as Unit No. 1820, 111 North Wabash Avenue, Chicago, Illinois 60602
PIN# 17-10-309-016-1135

BASED ON THE ABOVE, THE DECLARATION IS HEREBY AMENDED AS FOLLOWS:

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1. The above recitals are incorporated into this Amendment.
2. Page 11 of the plat of survey for the 18th Floor, attached as Exhibit A to the Declaration, is hereby replaced with the attached amended plat of survey for the 18th Floor reflecting the division of Unit 1818 and combining Unit 1818 into Units 1810 and 1820, as designated on the attached amended survey.
3. The schedule of percentage ownership interests attached as Exhibit B to the Declaration is replaced with the revised attached Exhibit B to delete a reference to the Unit 1818 and to reflect the new percentage interests of Unit 1810 and Unit 1820, as follows:

Unit 1810	1.065114%
Unit 1820	1.332286%

4. All other provisions of the Declaration remain the same.

IN WITNESS WHEREOF, the undersigned does hereby execute the foregoing amendment pursuant to the authority granted in said Declaration and by the Act.

Millennium Park Professional Offices LLC

By: 

Dr. Amit Kumar, Member

ML Gracias LLC

By: 

Maria Gracias, Manager

Mary Szatkowski, LLC

By: 

Mary Pritikin, Managing Member
a/k/a Mary Szatkowski

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STATE OF ILLINOIS)
) ss
COUNTY OF COOK)

Before me, a Notary Public in and for the said County and State, do hereby certify that Mary Pritikin^{*a/k/a} as Managing Member of Mary Szatkowski, LLC, 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 she signed and delivered the said instrument as her free and voluntary act for the uses and purposes therein set forth.

*a/k/a Mary Szatkowski

Witness my hand and Notarial Seal this 16th day of November 2016.





Notary Public

October 7, 2017

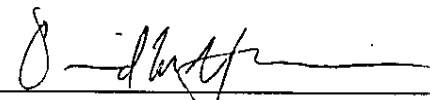
My Commission Expires

CERTIFICATE

Pursuant to Section 31 of the Illinois Condominium Property Act, a true and correct copy of the foregoing amendment has been delivered to and approved by the Board of Directors of The Garland Office Condominium Association.

Dated: November 15th, 2016

GARLAND OFFICE CONDOMINIUM ASSOCIATION, an Illinois not-for-profit corporation

By: 

David Gervase, its Treasurer

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**AMENDED AND RESTATED EXHIBIT B TO
THE DECLARATION OF CONDOMINIUM OWNERSHIP AND OF
EASEMENTS, RESTRICTIONS, COVENANTS AND BY-LAWS
FOR GARLAND OFFICE CONDOMINIUM ASSOCIATION**

PERCENTAGE OF OWNERSHIP

<u>UNIT</u>	<u>PERCENTAGE OWNERSHIP</u>
100	6.970400%
101	0.104300%
102	0.944300%
103	0.637600%
200	5.280500%
300	2.236100%
301	2.637300%
302	0.238500%
400	2.917350%
402	2.917350%
500	4.998000%
503	0.399000%
505	0.044900%
507	0.044900%
509	0.046300%
513	0.064900%
514	0.048700%
515	0.040800%
516	0.050500%
517	0.046300%
518	0.044900%
600	0.847500%
601	0.295600%
602	0.201600%
620	4.088700%
700	0.989300%
703	0.200200%
704	0.145500%
710	0.324800%
712	0.531500%
713	0.849400%
714	0.668600%
800	0.854400%

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<u>UNIT</u>	<u>PERCENTAGE OWNERSHIP</u>
801	0.355400%
810	0.776600%
812	0.620400%
818	0.584800%
820	0.149200%
821	0.540700%
822	0.289100%
901	0.197400%
908	0.636595%
909	0.222150%
910	0.428055%
911	0.261300%
912	0.592200%
919	1.280300%
922	0.469400%
1001	0.253000%
1002	0.276300%
1003	0.264700%
1010	1.589600%
1021	0.137200%
1022	0.161700%
1100	0.464800%
1104	0.158000%
1105	0.088500%
1106	0.290100%
1107	0.712200%
1111	0.461500%
1114	0.261300%
1116	1.294200%
1119	0.128400%
1120	0.128800%
1121	0.256200%
1122	0.187700%
1201	0.149200%
1202	0.217300%
1203	0.164500%
1204	0.170100%
1205	1.163500%
1210	0.532400%
1212	0.524100%

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<u>UNIT</u>	<u>PERCENTAGE OWNERSHIP</u>
1216	0.408700%
1218	0.372500%
1219	0.135300%
1220	0.237700%
1221	0.160300%
1222	0.154300%
1300	2.287600%
1314	0.418900%
1315	0.120900%
1317	0.246000%
1318	0.377200%
1319	0.137200%
1320	0.182100%
1321	0.188100%
1322	0.123700%
1323	0.187700%
1400	0.712700%
1403	0.585200%
1408	0.341000%
1412	0.272500%
1414	0.784000%
1416	0.498322%
1417	0.223178%
1420	0.215900%
1422	0.261800%
1501	2.169900%
1514	0.658400%
1517	0.697400%
1518	0.405000%
1519	0.123700%
1521	0.179300%
1522	0.268800%
1600	0.527800%
1603	0.537500%
1605	0.455500%
1606	0.148700%
1609	0.482400%
1610	1.104200%
1618	0.376300%
1620	0.464300%

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<u>UNIT</u>	<u>PERCENTAGE OWNERSHIP</u>
1622	0.377600%
1702	0.249300%
1704	0.152900%
1709	0.196500%
1710	1.099600%
1711	0.272000%
1717	0.603800%
1720	0.253000%
1722	0.677000%
1726	0.143200%
1730	0.222900%
1734	0.205700%
1801	0.263200%
1803	0.197900%
1804	0.203900%
1805	0.544500%
1806	0.302600%
1810	1.365114%
1820	1.332286%
1822	0.468900%
1901	0.360000%
1902	0.162600%
1903	0.140900%
1904	0.168700%
1905	0.524100%
1909	0.743200%
1911	0.277100%
1914	0.321100%
1919	0.797100%
1920	0.454400%
1921	0.711300%
2001	0.249300%
2003	0.808100%
2005	0.331300%
2010	0.771500%
2011	0.161700%
2012	0.095000%
2013	0.219200%
2015	0.098200%

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<u>UNIT</u>	<u>PERCENTAGE OWNERSHIP</u>
2016	0.351700%
2018	0.654700%
2020	0.258100%
2022	0.455000%
2101	0.254900%
2102	0.357700%
2103	0.619100%
2107	0.505100%
2108	0.252500%
2109	0.154800%
2111	0.452200%
2117	0.555600%
2118	0.533300%
2119	0.224700%
2120	0.265000%
2122	0.295200%
2217	0.039800%
2218	0.051600%
Roof0001	0.000900%
Roof0002	0.000500%
TOTAL	100.000000%

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EXHIBIT

ATTACHED TO

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SAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

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3 pages Doc
1 Exhibit

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SEE PLAT INDEX

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