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Doc# 1713134069 Fee \$48.00

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KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 05/11/2017 03:16 PM PG: 1 OF 6

SECOND AMENDMENT

TO

DECLARATION OF CONDOMINIUM OWNERSHIP

PURSUANT TO THE ILLINOIS CONDOMINIUM PROPERTY ACT

1440 N. CAMPBELL AVENUE CONDOMINIUM

Address of Property: 1440 N. Campbell, Chicago, IL 60655

Permanent Index Numbers:

16-01-213-056-1001, 16-01-213-056-1002, 16-01-213-056-1003, 16-01-213-056-1004

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DATE 5/11/17 COPIES lex
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SECOND AMENDMENT
TO
DECLARATION OF CONDOMINIUM
PURSUANT TO THE CONDOMINIUM
PROPERTY ACT
1440 N. CAMPBELL AVENUE CONDOMINIUM

This Second Amendment to Declaration ("First Amendment") is made and entered into this 23 day of April, 2017, by Thomas M Battista, Mathew J Degutes, Ryan Closser, and Scott Ryan, being all of the Unit Owners of the 1440 N. CAMPBELL AVENUE CONDOMINIUM (hereinafter sometimes referred to as the "Unit Owners");
WITNESSETH:

WHEREAS, by Declaration of Condominium for the 1440 N. CAMPBELL AVENUE CONDOMINIUM dated November 2, 2004 and recorded in the Recorder's Office of Cook County, Illinois on November 10, 2004 as Document No. 0431519030, the real estate commonly known as 1440 N. Campbell, Chicago, Illinois and legally described in Exhibit "A" attached hereto, was submitted to the provisions of the Illinois Condominium Property Act as more fully set forth therein. Capitalized words not defined in this First Amendment have the meaning ascribed to such terms in the Declaration; and

WHEREAS, pursuant to Section 8 of the Declaration the members of the Board and Unit Owners have the right to amend the Declaration and the members of the Board and the Unit Owners now desire to amend the Declaration to change the percentage of ownership shared by said owners.

NOW, THEREFORE, pursuant to the power coupled with the interest provided to the members of the Board and the Unit Owners reserved in the Declaration, the members of the Board and Unit Owners do hereby amend the Declaration as follows:

1. Section 2.04, and related Exhibit C to the Declaration concerning the percentage of ownership of the common elements. From this date forward, the percentage of ownership shall be as follows:

Unit 1 –	27.61 percent
Unit 2 –	27.55 percent
Unit 3 –	30.40 percent
Garden Unit	14.44 percent

IN WITNESS WHEREOF, the members of the Board and the Unit Owners have caused their names to be signed to these presents on the day and year first above written.

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Unit Owners

Members of the Board of Directors

[Signature]

By: [Signature]

By: _____

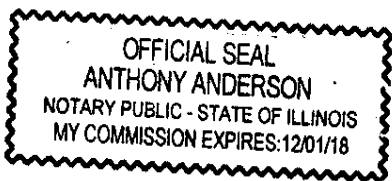
By: _____

[Signature]

STATE OF ILLINOIS)
) ss.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County and State, do hereby certify that THOMAS M. BASTIE SCOTT RYAN, and _____ member of the Board and _____ and _____ and Unit Owners, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such members of the Board and Unit Owners, appeared before me this day in person and acknowledged that they signed, sealed, and delivered said instrument as their free and voluntary act, and as the free and voluntary act of _____ Condominium Association, for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal this 23 day of April, 2017.



[Signature]
Notary Public

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Unit Owners

Members of the Board of Directors

[Signature]
RYAN CLOSER

By: [Signature]
Ryan Closer

By: _____

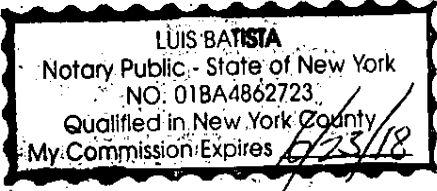
By: _____

NEW YORK
STATE OF ~~ILLINOIS~~)
KINGS) ss.
COUNTY OF ~~COOK~~)

I, the undersigned, a Notary Public in and for said County and State, do hereby certify that RYAN J. CLOSER, and _____ member of the Board and _____ and _____ and Unit Owners, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such members of the Board and Unit Owners, appeared before me this day in person and acknowledged that they signed, sealed, and delivered said instrument as their free and voluntary act, and as the free and voluntary act of 1440 N. CAMPBELL AVE Condominium Association, for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal this 22nd day of April, 2017.

[Signature]
Notary Public



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Unit Owners

Members of the Board of Directors

Mathew DeGuter

By: Mathew DeGuter

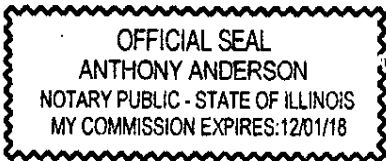
By: _____

By: _____

STATE OF ILLINOIS)
) ss.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County and State, do hereby certify that MATHEW DEGUTER, and _____ member of the Board and _____ and _____ and Unit Owners, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such members of the Board and Unit Owners, appeared before me this day in person and acknowledged that they signed, sealed, and delivered said instrument as their free and voluntary act, and as the free and voluntary act of _____ Condominium Association, for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal this 24 day of April, 2017.



Anthony Anderson
Notary Public

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EXHIBIT A

(legal description)

UNIT NUMBERS G, 1, 2, 3 IN 1440 N. CAMPBELL CONDOMINIUM, AS DELINEATED ON A PLAT OF SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

LOT 8 IN BLOCK 6 IN WINSLOW, JACOBSON AND TALLMAN'S SUBDIVISION OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 1, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.,

WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED ON NOVEMBER 10, 2004 AS DOCUMENT NUMBER 0431519030 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

Address of Property: 1440 N. Campbell, Chicago, IL 60655

Permanent Index Numbers:
16-01-213-056-1001, 16-01-213-056-1002, 16-01-213-056-1003, 16-01-213-056-1004

Property of Cook County Clerk's Office