

THE SECOND
AMENDMENT TO THE DECLARATION OF
CONDOMINIUM OWNERSHIP FOR
THE 5859 N. GLENWOOD CONDOMINIUMS

UNOFFICIAL COPY

This Second Amendment to the bylaws of Glenwood Condominium Association was made and entered on this 8th day of January, 2019, by the Board of Directors of the Glenwood Condominium Association.

WITNESSETH:

Pursuant to the Declaration of Condominium Ownership for the 5859 N. Glenwood Condominiums dated September 21, 2007, and recorded with the Cook County Recorder of Deeds on September 27, 2007, as Document 0727015027 (said Declaration is hereinafter referred to as the "Declaration") is executed by 5859 N GLENWOOD LLC (the "Owner").

WHEREAS, the real estate described in Exhibit B of the Declaration and as the legal description rider attached hereto, located in the City of Chicago, County of Cook, and State of Illinois (the "Parcel") has been submitted to the Condominium Property Act of Illinois (the "Act") pursuant to the Declaration; and

WHEREAS, the Owner, pursuant to Article XIII of the Declaration, desires to record an Amendment (the "Amendment") to the Declaration to establish Occupancy Arrangement bylaws.

"Occupancy Arrangement" means a lease whereby a Unit Owner authorizes a non-Unit Owner third party to occupancy of a unit.

- a) Only three (3) units may be leased at any one time ("Rental Cap"). If a Unit Owner wishes to rent the unit, the owner must notify the Board sixty (60) days prior to the start of the lease. Exemptions granted per approval of the HOA.
- b) Units must be owner-occupied for at least one (1) year before they may lease their unit. All leases shall be at least six (6) months in length.
- c) Unit Owners entering into an Occupancy Arrangement must provide proof of landlord insurance to the HOA.

Tenants are required to abide by the Associations' Rules and Regulations of the Bylaws.

Following an affirmative vote of the Approving Unit Owners, the Board has duly executed this Amendment on the day and year written above.

Board of Directors
5859 Glenwood Condominium Association

Edward M. Moody
President



1902445031

Doc# 1902445031 Fee \$68.00

RHSP FEE: \$9.00 RPRF FEE: \$1.00

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 01/24/2019 01:56 PM PG: 1 OF 4

PROPERTY ADDRESS and PIN

5859-61 N. GLENWOOD AVE.
CHICAGO, ILLINOIS 60660

P.I.N.: 14-05-310-023-0000

RECORDING FEE \$68
DATE 1/24/19 COPIES 4
OK BY JM

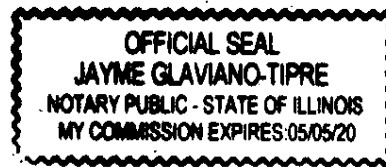
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UNOFFICIAL COPY

I, Jayne G. Tipre, a Notary Public in and for the Cook County in Illinois do hereby certify that Eric Baum, member of Board of Directors is personally known to me to be the same person whose name is subscribed to the foregoing Amendment to the Bylaws of 5859 Glenwood Condominium Association, appeared before me this day in person and acknowledged that they signed and delivered the said Amendment as their free and voluntary act and as the free and voluntary act of the 5859 Glenwood Condominium Association, for the uses and purposes set forth therein.

Given under my hand and notarial seal on this 8th day of January, 2019.

Jayne G. Tipre
Notary Public



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EXHIBIT B

LEGAL DESCRIPTION OF UNITS

Units 5859-G, 5859-1, 5859-2, 5859-3, 5861-G, 5861-1, 5861-2, and 5861-3 in the 5859 GLENWOOD CONDOMINIUMS as delineated on a survey of the following described real estate:

PARCEL 1:

LOTS 32 AND 33 IN BLOCK 2 IN CAIRNDUFF'S ADDITION TO EDGEWATER IN THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 5, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT _____, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO USE PARKING SPACE _____ AND STORAGE SPACE _____, LIMITED COMMON ELEMENTS AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT _____.

LEGAL DESCRIPTION OF UNDERLYING LAND

LOTS 32 AND 33 IN BLOCK 2 IN CAIRNDUFF'S ADDITION TO EDGEWATER IN THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 5, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

ADDRESS: 5859-61 NORTH GLENWOOD AVENUE, CHICAGO, ILLINOIS 60660

P.I.N.: 14-05-310-023-0000

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EXHIBIT C

PERCENTAGE OF OWNERSHIP

5859 GLENWOOD CONDOMINIUMS

<u>UNIT</u>	<u>PERCENTAGE</u>
5859-G	10.913%
5859-1	12.420%
5859-2	12.922%
5859-3	13.059%
5861-G	11.370%
5861-1	12.922%
5861-2	13.105%
5861-3	13.288%

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Total = 100.00%

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