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EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 03/20/2019 01:00 PM PG: 1 OF 6

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

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Norridge, IL 60700

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. 0716903044 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 recording 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.

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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 503 desires to transfer ownership and the Owner of Unit 518 desires to own Storage Space 1-20 and to amend the Declaration to reflect this transaction;

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 1-20 as shown on Exhibit A to the Declaration is hereby transferred from the Owner of Unit 503 in the Association to the Owner of Unit 518 in the Association, and thereupon the Owner of Unit 518 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

Cook County Clerk's Office

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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 1-20 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.

Chicago Title Land Trust Company, as trustee under the trust agreement dated 11-8-10 and known as trust number 8002356057 and not personally

BY [Signature] Asst Vice President
Unit 503



Executed this 19 day of March 2019

This instrument is executed by the undersigned Land Trustee, not personally but solely as Trustee in the exercise of the power and authority conferred upon and vested in it as such Trustee. It is expressly understood and agreed that all the warranties, indemnities, representations, covenants, undertakings and agreements herein made on the part of the Trustee are undertaken by it solely in its capacity as Trustee and not personally. No personal liability or personal responsibility is assumed by or shall at any time be asserted or enforceable against the Trustee on account of any warranty, indemnity, representation, covenant, undertaking or agreement of the Trustee in this instrument.

2012

Chicago Title Land Trust Company, as trustee under the trust agreement dates May 10, 2012, and known as trust number 8002359457 and not personally

BY [Signature] ASST Vice President
Unit 518



Executed this 19 day of March 2019

This instrument is executed by the undersigned Land Trustee, not personally but solely as Trustee in the exercise of the power and authority conferred upon and vested in it as such Trustee. It is expressly understood and agreed that all the warranties, indemnities, representations, covenants, undertakings and agreements herein made on the part of the Trustee are undertaken by it solely in its capacity as Trustee and not personally. No personal liability or personal responsibility is assumed by or shall at any time be asserted or enforceable against the Trustee on account of any warranty, indemnity, representation, covenant, undertaking or agreement of the Trustee in this instrument.

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Statement as to Change in Proportionate Share in Common Elements

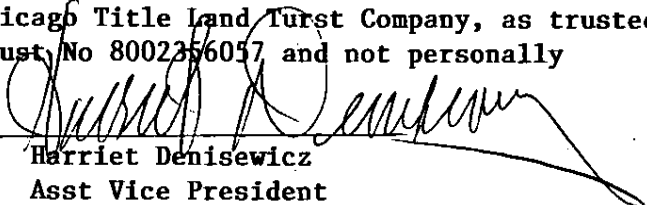
The undersigned are all of the Unit Owners who are parties to the transfer of the Storage Space 1-20 in the Clock Towers and hereby set forth any changes in the parties' proportionate shares in the common elements.

Unit 503
Elements
NO CHANGE
Amendment – Proportionate Share of Common

Unit 518
Elements
NO CHANGE
Amendment-Proportionate Shares of Common

Transferor 1
(Assignor)



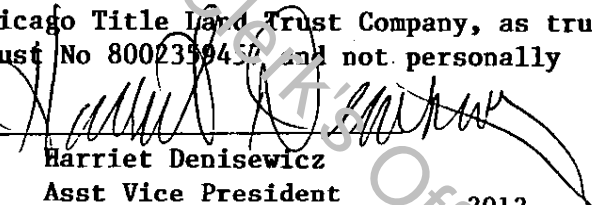
Chicago Title Land Trust Company, as trustee under Trust No 8002356057 and not personally
By 
Harriet Denisevicz
Asst Vice President

Chicago Title Land Trust Company, as trustee under the trust agreement dated 11-8-10 and known as trust number 8002356057 and not personally
Unit 503

Executed this 19 day of March 2019

Transferee 2
(Assignee)



Chicago Title Land Trust Company, as trustee under Trust No 8002359457 and not personally
By 
Harriet Denisevicz
Asst Vice President

Chicago Title Land Trust Company, as trustee under the trust agreement dates May 10, 2012 and known as trust number 8002359457 and not personally
Unit 518

Executed this 19 day of March 2019

This instrument is executed by the undersigned Land Trustee, not personally but solely as Trustee in the exercise of the power and authority conferred upon and vested in it as such Trustee. It is expressly understood and agreed that all the warranties, indemnities, representations, covenants, undertakings and agreements herein made on the part of the Trustee are undertaken by it solely in its capacity as Trustee and not personally. No personal liability or personal responsibility is assumed by or shall at any time be asserted or enforceable against the Trustee on account of any warranty, indemnity, representation, covenant, undertaking or agreement of the Trustee in this instrument.

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Certificate of Delivery

The undersigned are all of the Owners who are parties of the Storage Space 1-20 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.

Chicago Title Land Trust Company, as trustee under Trust No 8002356057 and not personally

Transferor 1

By 
Harriet Denisevicz, Asst Vice President

Chicago Title Land Trust Company, as trustee under the trust agreement dated 11-8-10 and known as trust number 8002356057 and not personally

Unit 503



Executed this 19th day of March 2019



Chicago Title Land Trust Company, as trustee under Trust No 8002359457 and not personally

Transferee 2

By 
Harriet Denisevicz, Asst Vice President

2012

Chicago Title Land Trust Company, as trustee under the trust agreement dates May 10, 212 and known as trust number 8002359457 and not personally

Unit 518

Executed this 19th day of March 2019

This instrument is executed by the undersigned Land Trustee, not personally but solely as Trustee in the exercise of the power and authority conferred upon and vested in it as such Trustee. It is expressly understood and agreed that all the warranties, indemnities, representations, covenants, undertakings and agreements herein made on the part of the Trustee are undertaken by it solely in its capacity as Trustee and not personally. No personal liability or personal responsibility is assumed by or shall at any time be asserted or enforceable against the Trustee on account of any warranty, indemnity, representation, covenant, undertaking or agreement of the Trustee in this instrument.

UNOFFICIAL COPY**EXHIBIT** A

PARCEL 1:
UNIT 4811- 503 IN THE CLOCK TOWER POINTS OF HARWOOD HEIGHTS
CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED
PROPERTY:

PARCEL A:
LOTS 1, 2, 3, 4, 5, 6 AND 7 IN BLOCK 9 AND LOTS 4, 5, AND 6 TOGETHER WITH THE
SOUTH ¼ 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 ½ OF THE SOUTH EAST ¼ AND PART OF
THE WEST ½ OF THE SOUTH EAST ¼ AND THE NORTHEAST ¼ OF THE
SOUTHWEST ¼ 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 ½ OF THE SOUTH EAST ¼ 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 ½ OF
THE SOUTH EAST ¼ AND PART OF THE WEST ½ OF THE SOUTH EAST ¼ AND THE
NORTHEAST ¼ OF THE SOUTHWEST ¼ OF AFORESAID SECTION 12, RECORDED
APRIL 28, 1925 AS DOCUMENT 8316287, LYING WEST OF WEST LINE OF THE SOUTH
18.61 ACRES OF THE EAST ½ OF THE WEST ½ OF THE SOUTH EAST ¼ 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 ½ OF THE WEST ½
OF THE SOUTH EAST ¼ 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 ½ OF THE SOUTH EAST ¼ AND THE NORTHEAST ¼ OF
THE SOUTHWEST ¼ 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 30
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 AND AS AMENDED BY DOCUMENT
0724215000, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE
COMMON ELEMENTS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO USE PARKING SPACE P 1-20 and P 1-21 AND STORAGE
SPACE S 1-20 and S 1-21, LIMITED COMMON ELEMENTS AS DELINEATED ON THE
SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT
0716903044 AND AS AMENDED BY DOCUMENT 0724215000

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.

P. 1. NO.12-12-425-009-0157