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Doc# 1926117130 Fee \$88.00
RHSP FEE:\$9.00 RPRF FEE: \$1.00
EDWARD M. MOODY
COOK COUNTY RECORDER OF DEEDS
DATE: 09/18/2019 01:30 PM PG: 1 OF 18



Property of
Near North National Title
222 N. LaSalle
Chicago, IL 60601

FOURTEENTH AMENDMENT TO DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS FOR LAKESHORE EAST

THIS AMENDMENT TO DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS FOR LAKESHORE EAST ("Amendment") is made as of the 16th day of September, 2019, by Lakeshore East LLC, an Illinois limited liability company ("Declarant").

RECITALS:

A. Lakeshore East LLC, an Illinois limited liability company ("Declarant" and "Owner" of various parcels), together with certain other owners who joined therein, executed that certain Declaration Of Covenants, Conditions, Restrictions And Easements For Lakeshore East dated as of June 26, 2002, which was recorded July 2, 2002 with the Cook County Recorder as Document No. 0020732020, as amended by (i) First Amendment to Declaration Of Covenants, Conditions, Restrictions And Easements For Lakeshore East dated as of March 5, 2003, which was recorded March 7, 2003 with the Cook County Recorder as Document No. 0030322531, (ii) Second Amendment to Declaration of Covenants, Conditions, Restrictions and Easements for Lakeshore East dated as of November 12, 2004, which was recorded November 19, 2004 with the Cook County Recorder as Document No. 0432427091 and re-recorded January 19, 2005 with the Cook County Recorder as Document No. 0501919098 ("Second Amendment"), (iii) Third Amendment to Declaration of Covenants, Conditions, Restrictions and Easements for Lakeshore East dated as of February 24, 2005, which was recorded February 25, 2005 with the Cook County Recorder as Document No. 0505632009, (iv) Fourth Amendment to Declaration of Covenants, Conditions, Restrictions and Easements for Lakeshore East dated as of February 24, 2005, which was recorded February 25, 2005 with the Cook County Recorder as Document No. 0505632012, (v) Fifth Amendment to Declaration of Covenants, Conditions, Restrictions and Easements for Lakeshore East dated as of October 27, 2006, which was recorded November 9, 2006 with the Cook County Recorder as Document No. 0631333004 and re-recorded February 9, 2007 with the Cook County Recorder as Document No. 0704044062, (vi) Sixth Amendment to Declaration of Covenants, Conditions, Restrictions and Easements for Lakeshore East dated as of December 20,

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2007, which was recorded December 21, 2007 with the Cook County Recorder as Document No. 0735531065 and re-recorded April 8, 2008 with the Cook County Recorder as Document No. 0809910104, (vii) Seventh Amendment to Declaration of Covenants, Conditions, Restrictions and Easements for Lakeshore East dated as of November 13, 2008, which was recorded November 14, 2008 with the Cook County Recorder as Document No. 0831910034, and (viii) Eighth Amendment to Declaration of Covenants, Conditions, Restrictions and Easements for Lakeshore East dated as of November 13, 2008, which was recorded November 14, 2008 with the Cook County Recorder as Document No. 0831910035, as amended by Amendment to Eighth Amendment to Declaration of Covenants, Conditions, Restrictions and Easements for Lakeshore East dated as of February 10, 2011, which was recorded February 15, 2011 with the Cook County Recorder as Document No. 1104616038, (ix) Ninth Amendment to Declaration of Covenants, Conditions, Restrictions and Easements for Lakeshore East dated as of January 10, 2011, which was recorded March 17, 2011 with the Cook County Recorder as Document No. 1107644102, (x) Tenth Amendment to Declaration of Covenants, Conditions, Restrictions and Easements for Lakeshore East dated as of April 18, 2013, which was recorded April 23, 2013 with the Cook County Recorder as Document No. 1311318049, (xi) Eleventh Amendment to Declaration of Covenants, Conditions, Restrictions and Easements for Lakeshore East dated as of January 16, 2014, which was recorded January 16, 2014 with the Cook County Recorder as Document No. 1401644060, (xii) Twelfth Amendment to Declaration of Covenants, Conditions, Restrictions and Easements for Lakeshore East dated as of April 28, 2016, which was recorded April 28, 2016 with the Cook County Recorder as Document No. 1611929091, as amended by Amendment to Twelfth Amendment to Declaration of Covenants, Conditions, Restrictions and Easements for Lakeshore East dated as of April 30, 2018, which was recorded July 16, 2018 with the Cook County Recorder as Document No. 1819744029, and (xiii) Thirteenth Amendment to Declaration of Covenants, Conditions, Restrictions and Easements for Lakeshore East dated as of March 29, 2019, which was recorded April 1, 2019 with the Cook County Recorder as Document No. 1909134079 (as amended, "Declaration").

B. The legal description for the aggregate of the parcels included in the Declaration is attached hereto as Exhibit R-1.

C. Declarant reserved the right pursuant to Section 16.6 of the Declaration to amend the Declaration if it determines in good faith that the amendment does not have a material adverse effect on any Parcel Owner (as defined in the Declaration) that does not consent to the amendment, which amendment is effective upon recording of such amendment.

D. Declarant has determined in good faith that this Amendment does not have a material adverse effect on any Parcel Owner (as defined in the Declaration) that is not consenting to this Amendment.

NOW, THEREFORE, in consideration of the foregoing and the covenants and agreements of the parties hereto, it is agreed as follows:

1. **Recitals**. The recitals herein contained are hereby adopted and made a part hereof.
2. **Defined Terms**. Capitalized terms used in this Amendment that are not otherwise defined in this Amendment have the meanings provided therefor in the Declaration.

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3. **Exhibit 1-1.** Exhibit 1-1 that was attached to the Declaration is hereby deleted and Exhibit 1-1 attached hereto is substituted therefor, reflecting, *inter alia*, (i) a realignment of Parcels 8, 9, 10 and 21, and the combining of Parcels 10 and 21 into a single Parcel 10/21 (provided that references to Parcels in the original Declaration and amendments thereto entered into prior to this Amendment shall, as to such Declaration and amendments, be deemed to refer to the Parcel configurations as of the dates they were adopted in interpreting same), (ii) the elimination of the Upper Level Street to the extent located on Parcels 8, 9, 10/21 and designated as Upper Harbor Court on such Parcels, (iii) the elimination of Temporary Upper East Street, (iv) the westerly extension of Lower East Street, (v) the repositioning of Vertical Connection VC-E and addition of Vertical Connections VC-N8, and (vi) the elimination of the Northeast Park and street park within Temporary Upper East Street, and creation of the park area located above and adjoining the portion of Lower East Street that is a dedicated public alley, and above and on portions of Parcel 9 and Parcel 10/21, designated as East Park
4. **Exhibit 8.3.1 - Land Parcel Percentages.** Exhibit 8.3.1 to the Declaration is hereby deleted and Exhibit 8.3.1 attached hereto is hereby substituted therefor. The Land Parcel Percentages applicable to Parcels 8, 9, 10 and 21 have been reallocated as set forth on Exhibit 8.3.1 attached hereto to reflect the realignment of such Parcels.
5. **Article I.** In Article I of the Declaration, the definition of "Declaration" is hereby deleted and the following substituted therefor:

"Declaration: This Declaration Of Covenants, Conditions, Restrictions And Easements, including without limitation the following exhibits, each of which are attached hereto and made a part hereof:

Exhibit R-1: Legal Description of Project Parcel (Including Com Ed South Parcel and Com Ed North Parcel)

Exhibit 1-1: Drawing of Approximate Parcel Areas, including Com Ed South Parcel, Com Ed North Parcel, and including the Plans (Including Streets; Utilities Easements; Public Access Improvements (including Pedway over Columbus Drive); Neighborhood Park)

Exhibit 8.3.1: Land Parcel Percentages

6. **Article I.** In Article I of the Declaration, the definition of "Parks" is hereby deleted and the following substituted therefor:

"Parks: The Neighborhood Park and the East Park"

7. **Article I.** In Article I of the Declaration, the last sentence of the definition of "Public Access Improvements" is hereby deleted and the following substituted therefor:

"The Vertical Connections will include the following: One on Parcel 5B ("VC-N5"), one on Parcel 13 ("VC-N13"), one on Parcel 14 ("VC-N14"), one on the northerly portion of Parcel 15 ("VC-NW"), one on the southerly portion of Parcel

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15 ("VC-W"), one on Parcel 16 ("VC-SW"), one on Parcel 11 ("VC-SE"), one on the westerly portion of Parcel 1 ("VC-W1A"), one on the easterly portion of Parcel 1 ("VC-W1B"), one on Parcel 9 ("VC-E"), and one on Parcel 8 ("VC-N8")."

8. **Article I.** In Article I of the Declaration, the definition of "Streets" is hereby deleted and the following substituted therefor:

"Streets: The portion of Project Property designated on the Plans as (a) streets, and (b) sidewalks, including those upper level sidewalks designated on the Plans as "Elevated Sidewalks" (such designated elevated sidewalks collectively the "Elevated Sidewalks"), the upper level sidewalks located on the Upper Harbor Drive Connection Area, and the upper level sidewalks adjoining Upper Level Streets, and (c) the park area located above and adjoining the portion of Lower East Street that is a dedicated public alley, and above and on portions of Parcel 9 and Parcel 10/21 ("East Park"), together with related improvements thereto designated by Declarant, e.g., drainage, lighting, signals and landscaping. The Streets include (until such time, if any, as they may be dedicated to the City) Park Drive and the other Park Access Streets; all Upper Level Streets, including West Entry Blvd., Upper N. Field Blvd. (referred to herein as part of Parcel 5 Upper Level Street), E. Waterside Drive (referred to herein as Parcel 13/14 Upper Level Street and part of Parcel 5 Upper Level Street), the Upper Level Street located on Parcels 2, 3 and the westerly portion of Parcel 14 (referred to herein as the Parcel 2/3 Upper Level Street), Upper Harbor Court, including the portion thereof designated as Upper Level Street located south of dedicated E. Waterside Drive on the southerly portion of Parcel 7, and East Park (which is treated as an Upper Level Street for purposes of maintenance, but as a Park for purposes of use); the street and walkway at the lower level of the southern portion of Parcels 9, 10/21, and 11 ("Lower East Street"); the extension of existing Upper Harbor Drive to the north (including any future extension thereof over the easterly portion of Parcel 6 ("Upper Harbor Drive Connection Area") to access any extension of upper Wacker Drive that may be constructed in the future as shown in the PD); the street at the lower level of the easterly portion of Parcels 6, 11 and 13 ("Lower Harbor Drive"); the street at the lower level of the northerly portion of Parcel 14 ("Lower East South Water"); and the other streets and sidewalks shown on the Plans."

9. **Article I, Sections 3.1 & 3.10 - Deletion of Upper Harbor Court Owners and Upper Harbor Court Private Election.** (i) Article I of the Declaration is amended by deleting the definition of "Upper Harbor Court Owners"; (ii) the last sentence of Section 3.1 of the Declaration is amended by deleting the words " , and Upper Harbor Court and Northeast Park will be maintained, repaired, replaced, renewed, and insured by the Upper Harbor Court Owners in accordance with such standards as to such matters in the event of an Upper Harbor Court Private Election", and (iii) Section 3.10 of the Declaration is amended by deleting the words "except for Upper Harbor Court if an Upper Harbor Court Private Election occurs" and substituting therefor "except for East Park as to which the easement granted in Section 5.4 shall govern".

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10. **Section 3.2 - Dedication.** Section 3.2 of the Declaration is hereby deleted and the following substituted therefor:

“3.2 Dedication. The Streets (other than Lower Harbor Drive, Lower East South Water, and East Park), those Emergency Access Easements designated by the PD for public dedication, and the Utilities and Utilities Easements (subject to reservation of the right to utilize portions of the area of the Utilities Easements for ingress, egress, parking and support columns for building improvements to be constructed above), shall be dedicated by the Owners of the Parcels on which they are located to such public bodies and at such times as may from time to time be specified and designated by Declarant, and at all times in compliance with, and in no event later than that time required by, the PD and any other Laws, provided an Owner may if permitted by the City dedicate earlier upon completion of the improvements in question.”

11. **Section 3.3 – Introductory Paragraph.** The introductory paragraph of Section 3.3 of the Declaration is hereby deleted and the following substituted therefor:

“3.3 Upper Level Streets. As to upper level Streets as shown on the Plans, which includes the Elevated Sidewalks and East Park (such Streets, including the surface and upper decks on which they are constructed, "Upper Level Streets"), some or all of which may be built on top of multiple levels of parking decks or other improvements ("Parking Decks") located on various Owner's Parcels, the following additional provisions shall apply:”

12. **Sections 3.3 - Deletion of Temporary Upper East Street.** Section 3.3(b) of the Declaration is amended by deleting the words “(including the Temporary Upper East Street that may be needed by Parcel 9 to access Harbor Drive from the southern portion of Parcel 9)”.

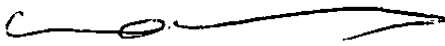
13. **Sections 5.1, 5.3 & 5.4 - Parks.** (i) Section 5.1 of the Declaration is amended by deleting the words “except for (a) Northeast Park if an Upper Level Harbor Court Election Occurs, and (b)” and substituting therefor “(a) provided as to East Park such actions shall also be governed by the Association’s obligation to maintain the Upper Level Streets of which the East Park is deemed a part, and (b) except”, (ii) Section 5.3 of the Declaration is amended by deleting the words “except for Northeast Park if an Upper Harbor Court Private Election occurs,” and substituting therefor “except as to the initial construction of East Park which is the responsibility of the Parcel Owners on which it is located”, and (iii) Section 5.4 of the Declaration is amended by deleting the words “except for Northeast Park if an Upper Harbor Court Private Election occurs,”.

14. **Counterparts.** This Amendment may be executed in several counterparts, and/or by facsimile or pdf signature, each of which may be deemed an original, and all of such counterparts together shall constitute one and the same instrument.

15. **Effect of Amendment.** Except as expressly amended by this Amendment, the Declaration remains unmodified and in full force and effect, and the provisions thereof shall apply to this Amendment as if it were part of the Declaration.

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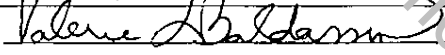
IN WITNESS WHEREOF, the undersigned has executed this Amendment as of the day and year first above written.

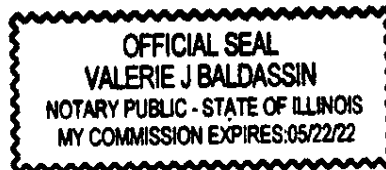
	<p>DECLARANT:</p> <p>LAKESHORE EAST LLC, an Illinois limited liability company</p> <p>By: <u></u></p> <p>Name: David J. Carlins</p> <p>Its: Manager</p>
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STATE OF ILLINOIS)
) SS
 COUNTY OF COOK)

I, _____, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY, that David J. Carlins, Manager of LAKESHORE EAST LLC, an Illinois limited liability company, who is 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 he/she signed and delivered the said instrument as his/her own free and voluntary act and as the free and voluntary act of said entity, for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal, this 12th day of September, 2019.

	<p><u></u></p> <p>Notary Public</p>
My Commission Expires: <u>5-22-22</u>	



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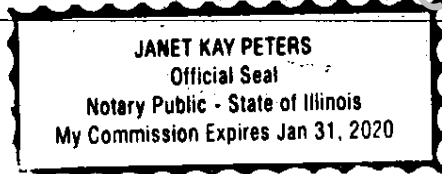
	<p>OWNER OR VOTING MEMBER OF THE FOLLOWING PARCEL: 8</p> <p>IJKL LLC, a Delaware limited liability company</p> <p>By: <u><i>Thomas Weeks</i></u></p> <p>Name: <u>THOMAS O. WEEKS</u></p> <p>Its: Authorized Signatory</p>
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STATE OF ILLINOIS)
) SS
 COUNTY OF COOK)

I, Janet Peters, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY, that Thomas Weeks Authorized Signatory of IJKL LLC, a Delaware limited liability company, who is 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 he/she signed and delivered the said instrument as his/her own free and voluntary act and as the free and voluntary act of said entity, for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal, this 6th day of September, 2019.

	<p><u><i>Janet Peters</i></u></p> <p>Notary Public</p>
My Commission Expires: <u>1-31-20</u>	



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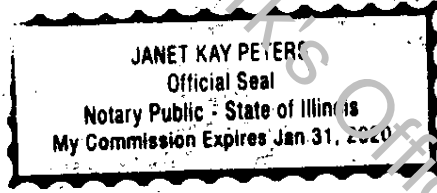
	<p>OWNER OR VOTING MEMBER OF THE FOLLOWING PARCEL: 9</p> <p>211 North Harbor Drive Owner LLC, a Delaware limited liability company</p> <p>By: <u><i>Thomas O. Weeks</i></u> Name: <u>THOMAS O. WEEKS</u> Its: Authorized Signatory</p>
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STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, Janet Peters, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY, that Thomas Weeks, Authorized Signatory of 211 North Harbor Drive Owner LLC, a Delaware limited liability company, who is 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 he/she signed and delivered the said instrument as his/her own free and voluntary act and as the free and voluntary act of said entity, for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal, this 16th day of September, 2019.

	<u><i>Janet Peters</i></u> Notary Public
My Commission Expires: <u>1-31-20</u>	



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	<p>OWNER OR VOTING MEMBER OF THE FOLLOWING PARCEL: 10/21</p> <p>445 East Waterside Drive Owner LLC, a Delaware limited liability company</p> <p>By: <u><i>Thomas O. Weeks</i></u> Name: <u>THOMAS O. WEEKS</u> Its: Authorized Signatory</p>
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STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, Janet Peters, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY, that Thomas Weeks, Authorized Signatory of 445 East Waterside Drive Owner LLC, a Delaware limited liability company, who is 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 he/she signed and delivered the said instrument as his/her own free and voluntary act and as the free and voluntary act of said entity, for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal, this 6th day of Sept., 2019.

	<u><i>Janet Peters</i></u> Notary Public
My Commission Expires: <u>1-31-20</u>	



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PROPERTY ADDRESS: 221 Columbus Drive, Chicago, Illinois

PERMANENT INDEX NUMBERS:

17-10-318-038-0000	17-10-400-019-0000
17-10-318-039-0000	17-10-400-020-0000
17-10-318-040-0000	17-10-400-021-0000
17-10-318-041-0000	17-10-400-022-0000
17-10-318-042-0000	17-10-400-023-0000
17-10-318-043-0000	17-10-400-024-0000
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17-10-318-054-0000	
17-10-318-080-0000	
17-10-318-082-0000	
17-10-319-001-0000	
17-10-319-002-0000	

This instrument was prepared by and upon recording return to:

Joel M. Carlins and Associates, Ltd.
225 North Columbus Drive
Suite 225
Chicago, Illinois 60601
Attention: Kimberly J. Sharon

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EXHIBIT R-1

PARCELS

LOTS 1, 1A, 2, 3, 3A, 3B, 3C, 3D, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, AND 22 IN LAKESHORE EAST SUBDIVISION OF PART OF THE UNSUBDIVIDED LANDS LYING EAST OF AND ADJOINING FORT DEARBORN ADDITION TO CHICAGO, SAID ADDITION BEING IN THE SOUTHWEST FRACTIONAL QUARTER OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED ON MARCH 4, 2003 AS DOCUMENT NO. 0030301045 WITH THE RECORDER OF DEEDS IN COOK COUNTY, ILLINOIS.

1. TOGETHER WITH THAT PART OF THE LAND, PROPERTY AND SPACE LYING ABOVE A HORIZONTAL PLANE HAVING AN ELEVATION OF 44.00 FEET ABOVE CHICAGO CITY DATUM AND LYING WITHIN THE BOUNDARIES PROJECTED VERTICALLY OF THAT PART OF SAID TRACT OF LAND BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE EAST LINE OF N. COLUMBUS DRIVE (AS SAID N. COLUMBUS DRIVE WAS DEDICATED AND CONVEYED TO THE CITY OF CHICAGO BY INSTRUMENT RECORDED ON THE 5TH DAY OF JUNE 1972, AS DOCUMENT 21925615) SAID POINT BEING 461.18 FEET, AS MEASURED ALONG SAID EAST LINE, NORTH OF THE POINT OF INTERSECTION OF SAID EAST LINE WITH THE NORTH LINE OF EAST RANDOLPH STREET (AS SAID E. RANDOLPH STREET WAS DEDICATED AND CONVEYED TO THE CITY OF CHICAGO BY INSTRUMENT RECORDED ON THE 11TH DAY OF DECEMBER 1979, AS DOCUMENT 25276446) AND RUNNING THENCE NORTH ALONG SAID EAST LINE OF N. COLUMBUS DRIVE, A DISTANCE OF 160.00 FEET; THENCE EAST ALONG A LINE PERPENDICULAR TO SAID EAST LINE, A DISTANCE OF 90.00 FEET; THENCE SOUTH ALONG A LINE PARALLEL TO SAID EAST LINE OF N. COLUMBUS DRIVE, A DISTANCE OF 160.00 FEET; THENCE WEST ALONG A LINE PERPENDICULAR TO THE LAST DESCRIBED LINE, A DISTANCE OF 90.00 FEET TO THE POINT OF BEGINNING [WHICH REPRESENTS THE PORTIONS OF PARCEL 2 AS DESIGNATED IN THE DECLARATION THAT CONSTITUTE PORTIONS OF THE COM ED PARCELS]

2. TOGETHER WITH THAT PART OF VACATED N. FIELD BOULEVARD 116.00 FEET WIDE RIGHT OF WAY, AS SAID N. FIELD BOULEVARD WAS ESTABLISHED BY THE PLAT OF LAKESHORE EAST SUBDIVISION, BEING A SUBDIVISION OF PART OF THE UNSUBDIVIDED LANDS LYING EAST OF AND ADJOINING FORT DEARBORN ADDITION TO CHICAGO, SAID ADDITION BEING IN THE SOUTHWEST FRACTIONAL QUARTER OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, ACCORDING TO THE PLAT THEREOF RECORDED MARCH 4, 2003 AS DOCUMENT 0030301045, SAID PART OF N. FIELD BOULEVARD BOUNDED AND DESCRIBED AS FOLLOWS:

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COMMENCING AT THE INTERSECTION OF THE WEST LINE OF N. FIELD BOULEVARD AS ESTABLISHED IN SAID LAKESHORE EAST SUBDIVISION WITH THE SOUTHERLY LINE OF E. WACKER DRIVE AS DEDICATED BY THE PLAT OF DEDICATION RECORDED DECEMBER 12, 1986 AS DOCUMENT 86597178; THENCE SOUTH 00 DEGREE 06 MINUTES 31 SECONDS WEST, ALONG SAID WEST LINE OF N. FIELD BOULEVARD (SAID N. FIELD BOULEVARD BEING HERE 60.00 FEET WIDE), A DISTANCE OF 110.41 FEET TO THE POINT OF BEGINNING OF THE HEREINAFTER DESCRIBED PARCEL; THENCE SOUTH 00 DEGREE 06 MINUTES 31 SECONDS WEST, ALONG THE SOUTHWARD EXTENSION OF SAID WEST LINE OF N. FIELD BOULEVARD, A DISTANCE OF 34.40 FEET; THENCE SOUTH 45 DEGREES 06 MINUTES 31 SECONDS WEST, A DISTANCE OF 22.63 FEET; THENCE NORTH 89 DEGREES 53 MINUTES 29 SECONDS WEST ALONG A LINE PERPENDICULAR TO SAID WEST LINE OF N. FIELD BOULEVARD, A DISTANCE OF 12.00 FEET TO AN INTERSECTION WITH THE WEST LINE OF N. FIELD BOULEVARD, 116.00 FEET WIDE AS ESTABLISHED BY SAID LAKESHORE EAST SUBDIVISION; THENCE NORTH 00 DEGREE 06 MINUTES 31 SECONDS EAST ALONG SAID WEST LINE, A DISTANCE OF 52.76; THENCE SOUTH 85 DEGREES 04 MINUTES 41 SECONDS EAST, A DISTANCE OF 28.10 FEET TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS

3. TOGETHER WITH THAT PART OF VACATED N. FIELD BOULEVARD 116.00 FEET WIDE RIGHT OF WAY, AS SAID N. FIELD BOULEVARD WAS ESTABLISHED BY THE PLAT OF LAKESHORE EAST SUBDIVISION, BEING A SUBDIVISION OF PART OF THE UNSUBDIVIDED LANDS LYING EAST OF AND ADJOINING FORT DEARBORN ADDITION TO CHICAGO, SAID ADDITION BEING IN THE SOUTHWEST FRACTIONAL QUARTER OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, ACCORDING TO THE PLAT THEREOF RECORDED MARCH 4, 2003 AS DOCUMENT 0030301045, SAID PART OF N. FIELD BOULEVARD BOUNDED AND DESCRIBED AS FOLLOWS:

COMMENCING AT THE INTERSECTION OF THE EAST LINE OF N. FIELD BOULEVARD AS ESTABLISHED IN SAID LAKESHORE EAST SUBDIVISION WITH THE SOUTHERLY LINE OF E. WACKER DRIVE AS DEDICATED BY THE PLAT OF DEDICATION RECORDED DECEMBER 12, 1986 AS DOCUMENT 86597178; THENCE SOUTH 00 DEGREE 06 MINUTES 31 SECONDS WEST, ALONG SAID EAST LINE OF N. FIELD BOULEVARD (SAID N. FIELD BOULEVARD BEING HERE 60.00 FEET WIDE) A DISTANCE OF 110.41 FEET; THENCE SOUTH 85 DEGREES 04 MINUTES 41 SECONDS EAST, A DISTANCE OF 6.02 FEET TO AN INTERSECTION WITH A LINE 6.00 FEET EAST OF AND PARALLEL WITH SAID EAST LINE OF N. FIELD BOULEVARD AND THE POINT OF BEGINNING OF THE HEREINAFTER DESCRIBED PARCEL; THENCE SOUTH 85 DEGREES 04 MINUTES 41 SECONDS EAST, A DISTANCE OF 22.08 FEET TO AN INTERSECTION WITH THE EAST LINE OF N. FIELD BOULEVARD, 116.00 FEET WIDE AS ESTABLISHED BY SAID LAKESHORE EAST SUBDIVISION; THENCE SOUTH 00 DEGREE 06 MINUTES 31 SECONDS WEST ALONG SAID EAST LINE, A DISTANCE OF 42.99 FEET; THENCE NORTH 89 DEGREES 53 MINUTES 29

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SECONDS WEST ALONG A LINE PERPENDICULAR TO SAID EAST LINE, A DISTANCE OF 10.00 FEET; THENCE NORTH 36 DEGREES 45 MINUTES 40 SECONDS WEST, A DISTANCE OF 20.00 FEET TO AN INTERSECTION WITH THE SOUTHWARD EXTENSION OF A LINE 6.00 FEET EAST OF AND PARALLEL WITH SAID EAST LINE OF N. FIELD BOULEVARD, 60.00 FEET WIDE; THENCE NORTH 00 DEGREE 06 MINUTES 31 SECONDS EAST ALONG SAID SOUTHWARD EXTENSION, A DISTANCE OF 28.84 FEET TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS

4. TOGETHER WITH THAT PART OF VACATED N. FIELD BOULEVARD 116.00 FEET WIDE RIGHT OF WAY, AS SAID N. FIELD BOULEVARD WAS ESTABLISHED BY THE PLAT OF LAKESHORE EAST SUBDIVISION, BEING A SUBDIVISION OF PART OF UNSUBDIVIDED LANDS LYING EAST OF AND ADJOINING FORT DEARBORN ADDITION TO CHICAGO, SAID ADDITION BEING IN THE SOUTHWEST FRACTIONAL QUARTER OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, ACCORDING TO THE PLAT THEREOF RECORDED MARCH 4, 2003 AS DOCUMENT 0030301045, SAID PART OF N. FIELD BOULEVARD LYING ABOVE A HORIZONTAL PLANE HAVING AN ELEVATION OF 22.00 FEET ABOVE CHICAGO CITY DATUM AND LYING WITHIN THE BOUNDARIES, PROJECTED VERTICALLY, OF SAID PART OF N. FIELD BOULEVARD BOUNDED AND DESCRIBED AS FOLLOWS:

COMMENCING AT THE INTERSECTION OF THE EAST LINE OF N. FIELD BOULEVARD, 60.00 FEET WIDE, AS ESTABLISHED IN SAID LAKESHORE EAST SUBDIVISION WITH THE SOUTHERLY LINE OF E. WACKER DRIVE AS DEDICATED BY THE PLAT OF DEDICATION RECORDED DECEMBER 12, 1986 AS DOCUMENT 86597178; THENCE SOUTH 00 DEGREE 06 MINUTES 31 SECONDS WEST, ALONG THE EAST LINE OF N. FIELD BOULEVARD, A DISTANCE OF 110.41 FEET; THENCE SOUTH 85 DEGREES 04 MINUTES 41 SECONDS EAST, A DISTANCE OF 6.02 FEET TO AN INTERSECTION WITH A LINE 6.00 FEET EAST OF AND PARALLEL WITH SAID EAST LINE ON N. FIELD BOULEVARD, 60 FEET WIDE, AND THE POINT OF BEGINNING OF THE HEREINAFTER DESCRIBED PARCEL; THENCE SOUTH 00 DEGREE 06 MINUTES 31 SECONDS WEST ALONG THE SOUTHWARD EXTENSION OF THE LAST DESCRIBED PARALLEL LINE, A DISTANCE OF 28.85 FEET; THENCE SOUTH 36 DEGREES 45 MINUTES 40 SECONDS EAST, A DISTANCE OF 20.00 FEET; THENCE SOUTH 89 DEGREES 53 MINUTES 29 SECONDS EAST ALONG A LINE PERPENDICULAR TO SAID EAST LINE OF N. FIELD BOULEVARD, A DISTANCE OF 10.00 FEET TO AN INTERSECTION WITH THE EAST LINE OF N. FIELD BOULEVARD, 116.00 FEET WIDE; THENCE SOUTH 00 DEGREE 06 MINUTES 31 SECONDS WEST ALONG SAID EAST LINE, A DISTANCE OF 17.01 FEET TO THE NORTHWEST CORNER OF LOT 13 IN SAID LAKESHORE EAST SUBDIVISION; THENCE NORTH 89 DEGREES 54 MINUTES 21 SECONDS WEST A DISTANCE OF 116.00 FEET TO THE NORTHEAST CORNER OF LOT 14 (SAID CORNER ALSO BEING ON THE WEST RIGHT OF WAY OF N. FIELD BOULEVARD, 116.00 FEET WIDE) IN SAID LAKESHORE EAST SUBDIVISION; THENCE NORTH 00 DEGREE 06 MINUTES 31 SECONDS EAST ALONG THE WEST LINE OF N. FIELD

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BOULEVARD, A DISTANCE OF 17.04 FEET; THENCE SOUTH 89 DEGREES 53 MINUTES 29 SECONDS EAST ALONG A LINE PERPENDICULAR TO SAID WEST LINE OF N. FIELD BOULEVARD, A DISTANCE OF 12.00 FEET; THENCE NORTH 45 DEGREES 06 MINUTES 31 SECONDS EAST, A DISTANCE OF 22.63 FEET TO AN INTERSECTION WITH THE SOUTHWARD EXTENSION OF THE WEST LINE OF N. FIELD BOULEVARD, 60.00 FEET WIDE; THENCE NORTH 00 DEGREE 06 MINUTES 31 SECONDS EAST ALONG SAID SOUTHWARD EXTENSION, A DISTANCE OF 34.40 FEET; THENCE SOUTH 85 DEGREES 04 MINUTES 41 SECONDS EAST, A DISTANCE OF 66.23 FEET TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS

5. TOGETHER WITH THE AREA ABOVE N. FIELD BLVD. BETWEEN LOTS 13 AND 14 OF SAID LAKESHORE EAST SUBDIVISION ON WHICH A PORTION OF AN UPPER LEVEL STREET IS LOCATED PURSUANT TO EASEMENT RIGHTS GRANTED BY THE CITY.
6. EXCLUDING AREAS DEDICATED TO THE CITY FOR PUBLIC STREETS

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EXHIBIT 1-1

COOK COUNTY
RECORDER OF DEEDS

COOK COUNTY
RECORDER OF DEEDS

COOK COUNTY
RECORDER OF DEEDS

COOK COUNTY
RECORDER OF DEEDS

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EXHIBIT 8.3.1 LAND PARCEL PERCENTAGE

<u>PARCEL</u>	
Parcel 1	4.63%
Parcel 1A	0.01%
Parcel 2	8.46%
Parcel 3	0.01%
Parcel 3A	1.16%
Parcel 3B	1.09%
Parcel 3C	0.87%
Parcel 3D	0.93%
Parcel 4	5.27%
Parcel 5A	3.01%
Parcel 5B	3.25%
Parcel 5C	2.50%
Parcel 6	4.35%
Parcel 7	4.30%
Parcel 8	5.78%
Parcel 9	8.14%
Parcel 10/21	7.40%
Parcel 11	4.63%
Parcel 12	1.56%
Parcel 13	6.12%
Parcel 14	5.52%
Parcel 15	3.65%
Parcel 15A	0.67%
Parcel 16	1.28%
Parcel 17	10.69%
Parcel 17A	0.22%
Parcel 18	3.60%
Parcel 22	0.90%
	100.00%

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Legal Description 13-36-412-036-0000

PARCEL 1:

UNIT 1R IN THE 1834 N. ROCKWELL CONDOMINIUM, AS DELINEATED ON THE SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 1 IN MARY G. VAN HORN'S SUBDIVISION OF LOT 3 IN BLOCK 4 IN BORDEN'S SUBDIVISION OF LOT 3 OF BLOCK 4 IN BORDEN'S SUBDIVISION OF THE WEST 1/2 OF THE SOUTH EAST 1/4 OF SECTION 36, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO THE DECLARATION OF CONDOMINIUM RECORDED MARCH 13, 2019 AS DOCUMENT 1907216063, AND AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS. IN COOK COUNTY, ILLINOIS

PARCEL 2: EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE P-, A LIMITED COMMON ELEMENTS AS DELINEATED ON THE SURVEY ATTACHED TO THE AFORESAID DECLARATION OF CONDOMINIUM

Mortgagor also hereby grants to the Mortgagee, its successors and assigns, as right and easements appurtenant to the subject unit described herein, the rights and easements for the benefit of said unit set forth in the Declaration of Condominium.

This mortgage is subject to all rights, easements and covenants, provisions, and reservation contained in said Declaration the same as though the provisions of said Declaration were recited and stipulated at length herein.