

# UNOFFICIAL COPY

**AMENDMENT TO DECLARATION OF  
CONDOMINIUM OWNERSHIP FOR  
THE WHITNEY CONDOMINIUM  
ASSOCIATION**

(ASSIGNMENT OF LIMITED COMMON  
ELEMENT PARKING SPACES 13 & 14  
FROM UNIT 1502 TO UNIT 304)

(Does Not Affect Percentages)



Doc# 1929434214 Fee \$88.00

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

EDWARD H. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 10/21/2019 03:09 PM PG: 1 OF 5

This Amendment to the Declaration of Condominium Ownership for The Whitney Condominium Association:

**WITNESSETH:**

**WHEREAS**, the real estate described on Exhibit A hereto and commonly known as 1301 North Dearborn, Unit 1502, Chicago, Cook County, Illinois was submitted to the Condominium Property Act of the State of Illinois pursuant to a "Declaration of Condominium Ownership for The Whitney Condominium" recorded in the office of the Recorder of Deeds of Cook County, Illinois as Document Number 96982956 (the "Declaration");

**WHEREAS**, Lawrence J. Kempler, as Trustee under the provisions of the Kempler/Copeland Dearborn Condominium Trust dated April 22, 2011 (the "Unit 1502 Owner") is the record owner of Unit 1502 in the Whitney Condominium Association (the "Association");

**WHEREAS**, Parking Spaces 13 and 14 (the "Parking Spaces") have heretofore been assigned to Unit 1502;

**WHEREAS**, Parking Spaces 13 and 14 are Limited Common Elements appurtenant to Unit 1502;

**WHEREAS**, Richard Menna and Diane McKay (the "Unit 304 Owners") are the record owners of Unit 304 in the Association;

**WHEREAS**, the Unit 1502 Owner and the Unit 304 Owners are desirous of having Parking Spaces 13 and 14 transferred and assigned from Unit 1502 to Unit 304;

**WHEREAS**, Section 8(b) and 9(b) of the Declaration and Section 26 of the Act provide that Parking Rights and other limited common elements may be transferred between unit owners by an amendment to the Declaration executed by all unit owners who are parties to the transfer and containing a certificate showing that a copy of the amendment has been delivered to the board of managers, subject only to the prior written consent of the holder of any first

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THIS INSTRUMENT WAS PREPARED BY AND  
AFTER RECORDING RETURN TO:

COMMON ADDRESS  
1301 N. Dearborn, Chicago, IL  
Units 1502 and 304

ELIZABETH A. THOMPSON  
SAUL EWING ARNSTEIN & LEHR LLP  
161 N. CLARK STREET, SUITE 4200  
CHICAGO, IL 60601

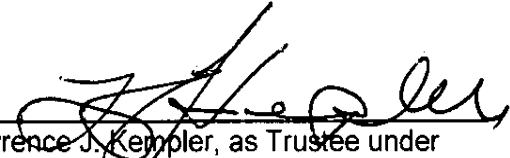
PINS: 17-04-218-048-1084 (Unit 1502)  
17-04-218-048-1004 (Unit 304)

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mortgage on the Unit transferring the Parking Right;

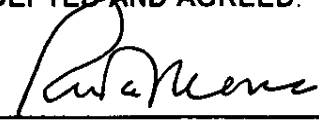
**NOW, THEREFORE**, the Unit 1502 Owner, as the owner of Unit 1502, hereby (1) assigns and transfers Parking Spaces 13 and 14 to Unit 304, (2) amends the Declaration to reflect the assignment and transfer of Parking Spaces 13 and 14 to Unit 304, (3) agrees that the Undivided Interests assigned to Units 1502 and 304, respectively, shall not be modified as a result of the foregoing transfer of Parking Spaces 13 and 14 to Unit 304, and (4) agrees that this Amendment and the assignment of Parking Spaces 13 and 14 shall not transfer or in any way affect any other parking rights now or hereafter assigned to Units 1502 or 304.

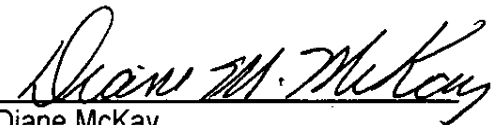
IN WITNESS WHEREOF the undersigned have executed this instrument this 23 day of SEPTEMBER, 2019.

By:   
Lawrence J. Kempler, as Trustee under  
the provisions of the Kempler/Copeland  
Dearborn Condominium Trust dated  
April 22, 2011

("Unit 1502 Owner")

ACCEPTED AND AGREED:

  
Richard Menna

  
Diane McKay

("Unit 304 Owners")

Property of Cook County Clerk's Office

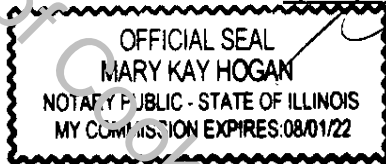
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STATE OF ILLINOIS )  
 ) SS.  
 COUNTY OF C O O K)

I, Mary Kay Hogan, a Notary Public in and for said County and State, do hereby certify that Lawrence J. Kempler, as Trustee under the provisions of the Kempler/Copeland Dearborn Condominium Trust dated April 22, 2011, appeared before me this day in person and acknowledged that he signed and delivered the above and foregoing Amendment to Declaration as his free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal this 23 day of September, 2019.

STATE OF ILLINOIS )  
 ) SS.  
 COUNTY OF C O O K)



Mary Kay Hogan  
 Notary Public

I, Mary Kay Hogan, a Notary Public in and for said County and State, do hereby certify that Richard Menna, appeared before me this day in person and acknowledged that he signed and delivered the above and foregoing Amendment to Declaration as his free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal this 23 day of September, 2019.

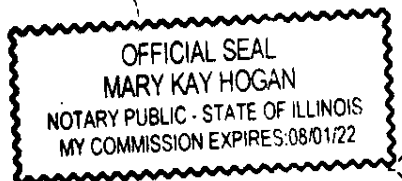
STATE OF ILLINOIS )  
 ) SS.  
 COUNTY OF C O O K)



Mary Kay Hogan  
 Notary Public

I, Mary Kay Hogan, a Notary Public in and for said County and State, do hereby certify that Diane McKay, appeared before me this day in person and acknowledged that she signed and delivered the above and foregoing Amendment to Declaration as her free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal this 23 day of September, 2019.



Mary Kay Hogan  
 Notary Public

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## EXHIBIT A LEGAL DESCRIPTION

UNIT 1502 AND 304 IN THE WHITNEY CONDOMINIUM AS DELINEATED ON A SURVEY OF A PARCEL OF LAND COMPRISED OF LOTS 5 AND 6 AND THE SOUTH 6.96 FEET OF LOT 7 IN SIMON'S SUBDIVISION OF LOT 6 IN BRONSON'S ADDITION TO CHICAGO; LOTS 1, 2 AND 3 IN THE SUBDIVISION OF LOT 5 TOGETHER WITH SUB LOT 1 OF LOT 4 IN BRONSON'S ADDITION TO CHICAGO; AND LOTS 1 TO 5, BOTH INCLUSIVE, IN ALICE P HOLBROOK'S SUBDIVISION OF LOT 4 IN THE SUBDIVISION OF LOT 5 IN BRONSON'S ADDITION TO CHICAGO; ALL IN THE NORTH EAST ¼ OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP FOR THE WHITNEY CONDOMINIUM RECORDED IN COOK COUNTY, ILLINOIS ON DECEMBER 31, 1996 AS DOCUMENT NO. 96-982956, AS AMENDED BY FIRST AMENDMENT RECORDED OCTOBER 1, 1997 AS DOCUMENT NO. 97-730677 AND SECOND AMENDMENT RECORDED MARCH 19, 1998 S DOCUMENT NO. 98-216407, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PIN NUMBERS: 17-04-218-048-1084 AND 17-04-218-048-1004

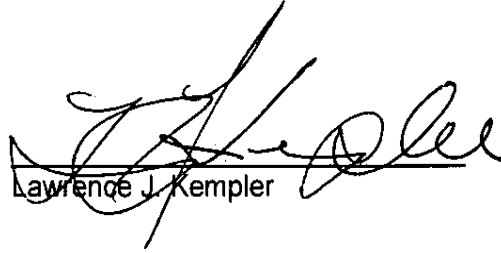
COMMON ADDRESS: 1301 NORTH DEARBORN PARKWAY, CHICAGO, ILLINOIS 60610

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## CERTIFICATE

Lawrence J. Kempler hereby certifies that he delivered a copy of the above and foregoing Amendment to the Board of Directors of the Whitney Condominium Association at 1301 N. Dearborn, Chicago, Illinois.

Dated: 9/23, 2019

  
Lawrence J. Kempler

Property of Cook County Clerk's Office