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Doc# 2023040012 Fee \$88.00

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

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 08/17/2020 10:42 AM PG: 1 OF 8

CTT

26017152UP
10/1/20

This instrument was prepared by:
Keough & Moody, P.C.
114 E. Van Buren
Naperville, IL 60540

Upon recording please return to:

Clark Hill PLLC
Attn: Ryan M Holmes
130 E Randolph St Ste 500
Chicago IL 60601

AMENDMENT TO THE AMENDED AND RESTATED DECLARATION OF CONDOMINIUM OWNERSHIP AND OF EASEMENTS, RESTRICTIONS, COVENANTS AND BYLAWS FOR OAK PARK OPERA CONDOMINIUM

TRANSFER OF PARKING SPACE RIGHT

This Amendment to the Amended and Restated Declaration of Condominium Ownership and of Easements, Restrictions, Covenants and Bylaws for Oak Park Opera Condominium and Provisions Relating to Certain Non-Condominium Property:

WITNESSETH

The real property described on Exhibit A hereto and commonly known as 110 S. Marion Street, Oak Park, Cook County, Illinois was submitted to the Illinois Condominium Property Act (the "Act") pursuant to an "Amended and Restated Declaration of Condominium Ownership and of Easements, Restrictions, Covenants and Bylaws for Oak Park Opera Condominium" (the "Declaration") recorded in the office of the Recorder of Deeds of Cook County, Illinois on January 7, 2020, as Document Number 2000713170.

WHEREAS, Oak Park Opera Properties, LLC, an Illinois limited liability company (hereinafter "Unit 606/607 Owner") is the record owner of Unit 606/607 Owner in the Association

REAL ESTATE TRANSFER TAX

29-Jul-2020



COUNTY:	16.50
ILLINOIS:	33.00
TOTAL:	49.50

16-07-302-023-1036

| 20200701645549 | 0-750-446-304

S ✓
P ✓
S ✓
M ✓
SC ✓
E ✓
INT ✓

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and was granted exclusive rights to use and possession of Parking Space P-61H in the Oak Park Opera Condominium Association (the "Association") which Parking Space is a Limited Common Element, at the time they acquired their interest in Units 606/607; and

WHEREAS, Unit 606/607 Owner desires to transfer exclusive right to use and possess Parking Space P-61H to the property commonly known as 110 S. Marion Street, Unit 508, Oak Park, Illinois, with the current record owner of Unit 508 being Sally J. Nieto, not individually but as trustee of the Sally J. Nieto Living Trust dated February 27, 2002, as amended and restated from time to time ("Unit 508 Owner"); and

WHEREAS, Section 26 of the Act provides that Parking Spaces may be transferred 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 Directors;

NOW, THEREFORE, the Unit 606/607 Owner transfers the exclusive right to use and possess Parking Space P-61H to 110 S. Marion Street, Unit 508 Owner, Oak Park, Illinois, 60302 and Unit 606/607 Owner and Unit 508 Owner, hereby agree as follows:


- (1) Parking Space P-61H shall hereby be transferred and reassigned to 110 S. Marion Street, Unit 508, Oak Park, Illinois 60302.
- (2) 110 S. Marion Street, Unit 508, Oak Park, Illinois, shall have exclusive right to use and possess Parking Space P-61H, as set forth in the Declaration for the Association.
- (3) The Association's records shall properly reflect the same, and if applicable, the Association's declaration and plat.
- (4) There are no changes in the parties proportionate shares interest in the Common Elements.
- (5) Upon the recording of this Amendment, 110 S. Marion Street, Unit 606/607 Owner shall no longer have any right to use and possess Parking Space P-61H.

IN WITNESS WHEREOF, the undersigned have executed this instrument, effective as of the 25 day of June, 2020.

SIGNATURE LINES ON NEXT PAGE

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ACCEPTED AND AGREED:

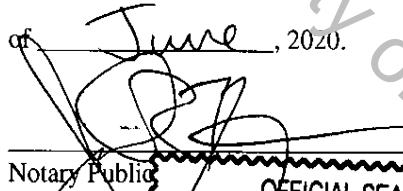


Oak Park Opera Properties, LLC
as Unit Owner of 110 S. Marion St
Unit 606/607, Oak Park, IL

Sally J. Nieto, not individually but as trustee
of the Sally J. Nieto Living Trust dated
February 27, 2002, as amended and restated
from time to time

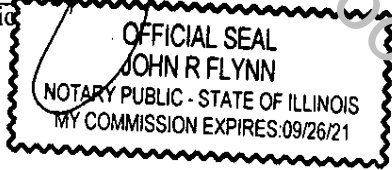
Subscribed and Sworn to before me this 23rd day
of June, 2020.

Subscribed and Sworn to before me this ____ day
of _____, 2020.



Notary Public

Notary Public



Property of Cook County Clerk's Office

UNOFFICIAL COPY

ACCEPTED AND AGREED:

Oak Park Opera Properties, LLC
as Unit Owner of 110 S. Marion St
Unit 606/607, Oak Park, IL

Sally J. Nieto
Sally J. Nieto, not individually but as trustee
of the Sally J. Nieto Living Trust dated
February 27, 2002, as amended and restated
from time to time

Subscribed and Sworn to before me this _____ day
of _____, 2020.

Subscribed and Sworn to before me this 23rd day
of June, 2020.

Notary Public

[Signature]
Notary Public



Property of Cook County Clerk's Office

UNOFFICIAL COPY

CERTIFICATE

Oak Park Opera Properties, LLC, an Illinois limited liability company and Sally J. Nieto, not individually but as trustee of the Sally J. Nieto Living Trust dated February 27, 2002, as amended and/or restated from time to time, certify that they delivered a copy of the above and foregoing Amendment to the Board of Directors of Old Opera Condominium Association at 110 S. Marion Street, Oak Park, Illinois.

Dated: June 23, 2020

Sally J Nieto
Sally J Nieto as Trustee of the
Sally J Nieto Living Trust
dated February 27, 2002

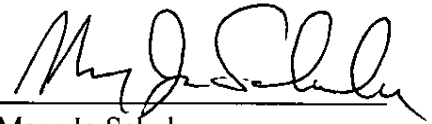
Property of Cook County Clerk's Office

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CERTIFICATE

Oak Park Opera Properties, LLC, an Illinois limited liability company and Sally J. Nieto, not individually but as trustee of the Sally J. Nieto Living Trust dated February 27, 2002, as amended and/or restated from time to time, certify that they delivered a copy of the above and foregoing Amendment to the Board of Directors of Old Opera Condominium Association at 110 S. Marion Street, Oak Park, Illinois.

Dated: 6-23, 2020



Mary Jo Schuler
on behalf of Oak Park Opera Properties, LLC

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VILLAGE OF OAK PARK CASHIERS O
123 MADISON ST
OAK PARK IL 60302
708-358-5460

Terminal ID: *****868 *****5
6/23/20 12:42 PM
VISA - SWIPE
ACCT #: *****1547
CREDIT SALE
UID: 017541945076 REF #: 2217
BATCH #: 787 AUTH #: 213224
AMOUNT \$264.00


APPROVED
CUSTOMER COPY

Real Estate Transfer Tax

\$264.00



Oak Park



5500

Property of Cook County Clerk's Office

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EXHIBIT A LEGAL DESCRIPTION

Order No.: 20017152LP

For APN/Parcel ID(s): 16-07-302-023-1043, 16-07-302-023-1036 and

PARCEL 1:
UNIT NUMBER 508 (FORMERLY UNIT NUMBERS 507 AND 508) IN THE RESIDENCE AT THE OAK PARK OPERA CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PROPERTY:

LOT 8 IN JAMES W. SCOVILLE'S ADDITION TO HARLEM IN THE SOUTHWEST 1/4 OF SECTION 7, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPTING THEREFROM PARCEL "B" ON PAGE 4 OF 9 OF PLATS), IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP RECORDED NOVEMBER 8, 2006 AS DOCUMENT NUMBER 0631217018, AS AMENDED BY INSTRUMENT RECORDED DECEMBER 27, 2017 AS DOCUMENT NUMBER 1736134001 AS FURTHER AMENDED AND RESTATED BY INSTRUMENT RECORDED JANUARY 7, 2020 AS DOCUMENT NUMBER 2000713170, AS FURTHER AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL 2:
THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE NUMBERS P-14 AND P-2, A LIMITED COMMON ELEMENTS, AS SET FORTH IN THE DECLARATION OF CONDOMINIUM AND SURVEY ATTACHED THERETO AND RECORDED AS DOCUMENT NUMBER 0631217018, IN COOK COUNTY, ILLINOIS.

PARCEL 3:
THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE NUMBER P-61H, A LIMITED COMMON ELEMENT, AS SET FORTH IN THE DECLARATION OF CONDOMINIUM AND SURVEY ATTACHED THERETO AND RECORDED AS DOCUMENT NUMBER 0631217018, AND FURTHER AMENDED BY A FOURTH AMENDMENT TO DECLARATION RECORDED AUGUST 28, 2007 AS DOCUMENT NUMBER 0724003070 IN COOK COUNTY, ILLINOIS.

110 S MARLOW ST, OAK PARK, IL 60302