



2330422024

Doc# 2330422024 Fee \$88.00

**AMENDMENT TO
THE AMENDED AND
RESTATED DECLARATION
OF CONDOMINIUM
FOR 530 LAKE SHORE
DRIVE CONDOMINIUM**

**(ASSIGNMENT OF LIMITED
COMMON ELEMENT
PARKING SPACE 226
FROM UNIT 1902 TO
UNIT 1706)**

RHSP FEE:\$18.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 10/31/2023 02:51 PM PG: 1 OF 6

(Does Not Affect Percentages)

This Amendment to the Amended and Restated Declaration of Condominium for 530 Lake Shore Drive Condominium Association:

WITNESSETH:

WHEREAS, the real estate described on Exhibit A hereto and commonly known as 530 N. Lake Shore Drive, Chicago, Illinois, was submitted to the Condominium Property Act of the State of Illinois (the "Act") pursuant to a "Declaration of Condominium Ownership for the 530 Lake Shore Drive Condominium Association" recorded in the office of the Recorder of Deeds of Cook County, Illinois on July 31, 2003 as Document Number 0321245006 (the "Original Declaration"), as subsequently amended by an "Amended and Restated Declaration of Condominium Ownership and of Easements, Restrictions, Covenants and Bylaws for 530 Lake Shore Drive Condominium" recorded in the office of the Recorder of Deeds of Cook County, Illinois on February 18, 2015 as Document Number 1504918043 (the "Amended and Restated Declaration");

WHEREAS, Mitch Lor-Fair and Huneth Lor-Fair (the "Unit 1902 Owners"), are the record owners of Unit 1902 in the 530 Lake Shore Drive Condominium Association (the "Association");

WHEREAS, limited common element Parking Space 226 has heretofore been assigned to Unit 1902 as a limited common element appurtenant to Unit 1902;

WHEREAS, Ryan S. Gerrick and Nicole R. Gerrick (the "Unit 1706 Owners") are the record owners of Unit 1706 in the Association;

WHEREAS, the Unit 1902 Owners and the Unit 1706 Owners are desirous of transferring Parking Space 226 from Unit 1902 to Unit 1706; and

THIS INSTRUMENT WAS PREPARED BY AND
AFTER RECORDING RETURN TO:

ELIZABETH A. THOMPSON
SAUL EWING LLP
161 N. CLARK STREET, SUITE 4200
CHICAGO, IL 60601
51236588.1

COMMON ADDRESS
530 North Lake Shore Drive
Units 1902 and 1706
Chicago, Illinois 60611

PINs:17-10-211-024-1097 (Unit 1902)
17-10-211-024-1084 (Unit 1706)

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WHEREAS, Sections 8(b) and 9(c) of the Amended and Restated Declaration and Section 26 of the Act provide that Parking Spaces 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 mortgage on the Unit transferring the Parking Space.

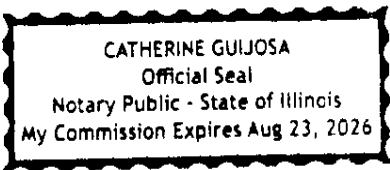
NOW, THEREFORE, the Unit 1902 Owners, as the owners of Unit 1902, hereby (1) assign and transfer Parking Space 226 to Unit 1706, (2) amend the Amended and Restated Declaration to reflect the assignment and transfer of Parking Space 226 to Unit 1706, (3) agree that the percentage ownership interests assigned to Units 1902 and 1706, respectively, shall not be modified as a result of the foregoing transfer of Parking Space 226, and (4) agree that this Amendment and the assignment of Parking Space 226 shall not transfer or in any way affect any other Parking Space rights now or hereafter assigned to Units 1902 and 1706.

IN WITNESS WHEREOF the undersigned have executed this instrument this 28 day of October, 2023.

"Unit 1902 Owners"

Mitch Lor-Fair

Huneth Lor-Fair



Accepted and Agreed to:

"Unit 1706 Owners"

Ryan S. Gerrick

Nicole R. Gerrick

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STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)



I, Catherine Guijosa, a Notary Public in and for said County and State aforesaid, do hereby certify that Mitch Lor-Fair 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 28 day of October, 2023.

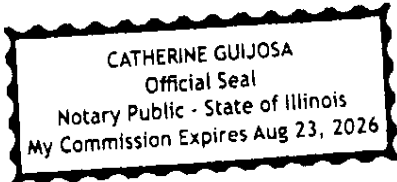
[Signature]
Notary Public

STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, Catherine Guijosa, a Notary Public in and for said County and State aforesaid, do hereby certify that Huneth Lor-Fair 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 29 day of October, 2023.

[Signature]
Notary Public



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STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, Irene R. PLAGGE, a Notary Public in and for said County and State aforesaid, do hereby certify that Ryan S. Gerrick 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 27th day of October, 2023.

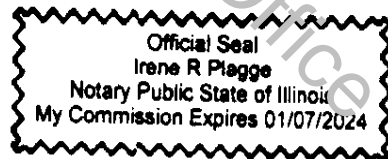
Irene R. Plagge
Notary Public

STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, Irene R. PLAGGE, a Notary Public in and for said County and State aforesaid, do hereby certify that Nicole R. Gerrick 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 27th day of October, 2023.

Irene R. Plagge
Notary Public



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EXHIBIT A

Legal Description

UNIT 1902 AND UNIT 1706 IN 530 LAKE SHORE DRIVE CONDOMINIUM AS DELINEATED ON A SURVEY OF A PARCEL OF LAND COMPRISED OF:

Parcel 1:

The East ½ of Lot 43 in Circuit Court partition of the Ogden Estate Subdivision of part of Blocks 20, 31 and 32 in Kinzie Addition to Chicago in the North ½ of Section 10, Township 39 North, Range 14, East of the Third Principal Meridian, In Cook County, Illinois.

Parcel 2:

Lot 44 in Circuit Court partition of Ogden Estates Subdivision of part of Blocks 20, 31, and 32 in Kinzie's Addition to Chicago in the North ½ of Section 10, Township 39 North, Range 14, East of the Third Principal Meridian, except that part hereof described as follows:

Beginning at the Southeast corner of said Lot 44; thence West along the South line of said Lot a distance of 109.149 feet; thence northeasterly along a straight line which forms an angle of 30 degrees 02 minutes 48 seconds, as measured from the East to the Northeast from the last described line, a distance of 24.355 feet; thence East along a straight line, which forms an angle of 150 degrees as measured from the Southwest through the South and East to the Northeast from the last described line, a distance of 29.887 feet to a point of curve; thence Northeasterly along a curve concave to the Northwest and having a radius of 25.633 feet an arc distance of 36.567 to a point of tangency; thence Northeasterly along a straight line a distance of 75.639 feet to a point on the North line of said Lot, said point being 22.056 feet West of the Northeast corner of said Lot; thence East along said North line a distance of 22.056 feet to the Northeast corner of said Lot; thence South along the East line of said Lot to the Point of Beginning, in Cook County, Illinois

COMMONLY KNOWN AS: 530 N. LAKE SHORE DRIVE, CHICAGO, ILLINOIS 60611

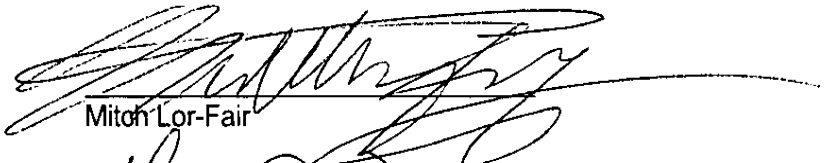
PIN: 17-10-211-024-1097 (Unit 1902)
17-10-211-024-1084 (Unit 1706)


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CERTIFICATE

The undersigned hereby certify that a copy of the above and foregoing Amendment has been sent to the Board of Directors of the 530 Lake Shore Drive Condominium Association at 530 N. Lake Shore Drive, Chicago, Illinois.

Dated: 30 OCT, 2023


Mitch Lor-Fair


Huneth Lor-Fair

Property of Cook County Clerk's Office