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This Instrument Was Prepared by and After Recording
Return to: Arrowhead Farm Property Owners Association
Oak & Dale Properties, Inc.
211 W. Chicago Ave., #211
Hinsdale, IL 60521
(630) 323-8810



Doc# 2415108842 Fee \$88.00
ILRHSP FEE:\$18.00 RPRF FEE:\$1.00
BLANKET FEE:\$150.00
CEDRIC GILES
COOK COUNTY CLERK'S OFFICE
DATE: 5/30/2024 3:07 PM
PAGE: 1 OF 7

THIRD AMENDMENT TO DECLARATION OF COVENANTS AND RESTRICTIONS FOR ARRC WHEAD FARM

This document is recorded for the purpose of amending the Declaration of Covenants and Restrictions for Arrowhead Farm, which was originally recorded for in the Recorder's Office of Cook County, Illinois on the 11th day of July, 1990, as Document No. 90332421.

This Amendment is adopted pursuant to the provisions of Article X, Section 1 of the aforesaid Declaration, which provides that the Declaration may be changed or modified by an instrument in writing signed by the Secretary and approved by a majority of the Property Owners present at the special meeting called for the purpose to approve this Amendment, but not less than twenty-five percent (25%) of the total number of Property Owners within the Association, and containing an affidavit by the Secretary certifying that a copy of the Amendment was mailed by first class mail to all lienholders of record. Section 2 further provides that such change or modification shall be effective upon recording of such instrument with the Recorder of Deeds for Cook County, Illinois, n/k/a Cook County Clerk's Office.

WHEREAS, the affairs of this corporation are managed by its Board of Directors; and

WHEREAS, this corporation and its Board of Directors are responsible for managing certain real estate in the County of Cook, State of Illinois, which real property is subject to the provisions of the Declaration; and

WHEREAS, the terms of this Amendment have been adopted by the Board with the language approved in writing by the acknowledged signature of the Board of Directors and the Property Owners of at least a majority of those who were present at the special meeting called for,

RECORDING FEE 238⁴⁰
DATE 5/30/2024 COPIES 4x
ON 24

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the purpose of voting to approve this Amendment, but not less than the twenty-five percent (25%) of the total number of Property Owners within the Association; and

WHEREAS, notice of the special meeting and proposed Amendment were sent to all lienholders of record via first class mail;

NOW THEREFORE, the Declaration is hereby amended in accordance with the text which follows:

1. **Article VIII, Section 11 of the Declaration shall be deleted in its entirety and replaced with the following language:**

Section 11. Accessory Buildings. No accessory buildings or structures shall be constructed installed, renovated, or altered on any residential lot in Arrowhead Farm. Notwithstanding that stated herein, with the prior written approval of the Board of Directors, gazebos, bathhouses, and sheds may be allowed. Prior written approval of the constructions, installation, renovation, or alteration of any gazebo, bathhouse and/or shed shall be pursuant to the terms of the Association's Rules and Regulations.

No shed shall exceed 125 square feet and must be under 12 feet in height. No bathhouse or shed may be used for residential purposes and/or converted to a living space (even on a temporary basis). The exterior of any bathhouse or shed must be consistent with the overall exterior appearance of the existing structure on the Lot.

Owners are responsible for maintaining any gazebo, bathhouse and/or or shed in good condition.

Except to the extent expressly set forth herein above, the remaining provisions of the Declaration shall continue without change.


END OF TEXT OF AMENDMENT

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STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

We, the undersigned, as Members of the Board of Directors of Arrowhead Farm Property Owners Association, established by the aforesaid Declaration, by our signatures below do hereby adopt, acknowledge, and execute the foregoing Third Amendment to the Declaration of Covenants and Restrictions for Arrowhead Farm.

EXECUTED this 27th day of March



PRESIDENT



SECRETARY



TREASURER

Property of Cook County Clerk's Office

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CERTIFICATION

We, the undersigned, as Board Members of Arrowhead Farm Property Owners Association do hereby authenticate votes of the Unit Owners received and further certify that the required percentage of Member approval for the adoption of the Third Amendment to the Declaration of Covenants and Restrictions for Arrowhead Farm was obtained.



PRESIDENT

3/27/24

DATE



SECRETARY

3-28-2024

DATE



TREASURER

3/29/24

DATE

Office of Cook County Clerk's Office

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AFFIDAVIT

The Affiant, Amanda Johnson, upon oath, states the following:

1. I am over the age of twenty-one (21) years and have personal knowledge of all matters contained in this Affidavit.
2. I am currently the Secretary of the Arrowhead Farm Property Owners Association.
3. On, March 12, 2024, I caused to be sent to all Members of the Arrowhead Farm Property Owners Association a notice and the Third Amendment to the Declaration via (check all that apply):
 - Personal Delivery
 - Regular Mail
 - Acceptable Technological Means (for those who so consented)
4. On, March 13, 2024, I caused to be sent to all lienholders of record a notice and copy of the Third Amendment to the Declaration via first class mail.
5. Such notice was sent pursuant to all the requirements of the Declaration.

Amanda Johnson
SIGNATURE

March 20, 2024
DATE

Under penalties as provided by law pursuant to 1-109 of the Code of Civil Procedure, the undersigned certifies that the statements set forth in this instrument are true and correct, except to matters therein stated to be on information and belief and to such matters the undersigned certifies as aforesaid that he/she verily believes the same to be true.

Amanda Johnson
SIGNATURE

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LEGAL DESCRIPTION FOR THE ARROWHEAD FARM SUBDIVISION

THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 31,
TOWNSHIP 38 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN IN
COOK COUNTY, ILLINOIS.

Common Address

PIN

8311 Arrowhead Farm Drive, Burr Ridge IL 60527	18-31-305-017-0000
8323 Arrowhead Farm Drive, Burr Ridge IL 60527	18-31-305-016-0000
8340 Arrowhead Farm Drive, Burr Ridge IL 60527	18-31-304-007-0000
8368 Arrowhead Farm Drive, Burr Ridge IL 60527	18-31-304-008-0000
8410 Arrowhead Farm Drive, Burr Ridge IL 60527	18-31-304-009-0000
8417 Arrowhead Farm Drive, Burr Ridge IL 60527	18-31-304-019-0000
8428 Arrowhead Farm Drive, Burr Ridge IL 60527	18-31-304-010-0000
8429 Arrowhead Farm Drive, Burr Ridge IL 60527	18-31-304-018-0000
8447 Arrowhead Farm Drive, Burr Ridge IL 60527	18-31-304-017-0000
8456 Arrowhead Farm Drive, Burr Ridge IL 60527	18-31-304-011-0000
8465 Arrowhead Farm Drive, Burr Ridge IL 60527	18-31-304-016-0000
8472 Arrowhead Farm Drive, Burr Ridge IL 60527	18-31-304-012-0000
8481 Arrowhead Farm Drive, Burr Ridge IL 60527	18-31-304-015-0000
8492 Arrowhead Farm Drive, Burr Ridge IL 60527	18-31-304-013-0000
8497 Arrowhead Farm Drive, Burr Ridge IL 60527	18-31-304-014-0000
2 Chippewa Court, Burr Ridge IL 60527	18-31-304-001-0000
3 Chippewa Court, Burr Ridge IL 60527	18-31-604-006-0000
4 Chippewa Court, Burr Ridge IL 60527	18-31-304-002-0000
5 Chippewa Court, Burr Ridge IL 60527	18-31-304-005-0000
6 Chippewa Court, Burr Ridge IL 60527	18-31-304-003-0000
7 Chippewa Court, Burr Ridge IL 60527	18-31-301-022-0000
1 Navajo Court, Burr Ridge IL 60527	18-31-305-002-0000
3 Navajo Court, Burr Ridge IL 60527	18-31-305-003-0000
4 Navajo Court, Burr Ridge IL 60527	18-31-305-004-0000
8425 Omaha Drive, Burr Ridge IL 60527	18-31-305-006-0000
8449 Omaha Drive, Burr Ridge IL 60527	18-31-305-005-0000
8450 Omaha Drive, Burr Ridge IL 60527	18-31-304-020-0000
8486 Omaha Drive, Burr Ridge IL 60527	18-31-304-021-0000
8497 Omaha Drive, Burr Ridge IL 60527	18-31-305-001-0000
1 Seneca Court, Burr Ridge IL 60527	18-31-305-007-0000
2 Seneca Court, Burr Ridge IL 60527	18-31-305-015-0000
3 Seneca Court, Burr Ridge IL 60527	18-31-305-008-0000
4 Seneca Court, Burr Ridge IL 60527	18-31-305-014-0000
5 Seneca Court, Burr Ridge IL 60527	18-31-305-009-0000
6 Seneca Court, Burr Ridge IL 60527	18-31-305-013-0000
7 Seneca Court, Burr Ridge IL 60527	18-31-305-010-0000
8 Seneca Court, Burr Ridge IL 60527	18-31-305-012-0000
9 Seneca Court, Burr Ridge IL 60527	18-31-305-011-0000

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AFFIDAVIT FOR RECORDER'S LABELING OF SIGNATURES AS COPIES

I, GABRIELLA R. COMSTOCK, being duly sworn state that I am over the age of 18 years and stated the following based on my firsthand knowledge:

1. My name is Gabriella R. Comstock and I am an attorney licensed to practice law in Illinois.
2. I am an attorney with Keough & Moody, P.C. ("K&M").
3. K&M seeks to file the attached document on behalf of its client.
4. The Amendment contains legible and clear signatures that were transmitted to my office and/or client via e-mail because this document is for a condominium association. The Common Interest Community Association Act states that voting on, consent to, and approval of any matter under any condominium instruments may be accomplished by any acceptable technological means. 765 ILCS 160/1-80(d).
5. Acceptable technological means is defined by the Common Interest Community Association Act to include that sent by electronic mail, electronic transmission over the Internet, and any other generally available technology. 765 ILCS 160/1-5.
6. 55 ILCS 5/3-5013 provides that documents that are complete and intelligible are to be recorded and that non-original signatures can be used when the recorder is satisfied that the reproductions are as lasting and durable as handwritten or typewritten copies. 55 ILCS 5/3-5013.
7. Since the signatures on the attached document are compliant with the Common Interest Community Association Act, and all such signatures are legible as if they were original signatures, I believe they are lasting and durable as handwritten or typewritten copies and should be accepted.
8. Based on that stated herein, I attest and swear under oath that original documents were **NOT INTENTIONALLY** destroyed or in any manner **DISPOSED OF**, they just were not collected as they are not required by the Common Interest Community Association Act.

I swear I have personal knowledge that the foregoing oath statement contained therein is both true and accurate.

Gabriella R. Comstock
Gabriella R. Comstock, on behalf of Keough & Moody

5/8/24
Date

State of Illinois

County of DuPage.

This instrument was acknowledged before me on 5-8, 2024

by Joyce M. Penny (name of person/ notary)

Joyce M. Penny
Signature of notary public

