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This Document Prepared By:  
D. James Bader, Attorney at Law  
3677 Sauk Trail  
Richton Park, IL 60471



AMENDMENT TO  
DECLARATION OF CONDOMINIUM OWNERSHIP  
AND OF  
EASEMENTS, RESTRICTIONS AND COVENANTS  
FOR  
STONEBRIDGE CONDOMINIUM NO. 2

89208608

We, the undersigned, duly qualified Unit Owners of Stonebridge Condominium No. 2, in accordance with the provision of Paragraph 7, Article XII of a certain Declaration of Condominium Ownership and of Easements, Restrictions and Covenants of Stonebridge Condominium No. 2, as filed in the Recorder's Office of Cook County, Illinois, on October 14, 1971, as Document No. 21 942 754, as time to time amended, affecting the real estate described on Rider A attached hereto, hereby agree and consent to amend Article VIII of the aforesaid Declaration by adding Paragraph 11 as follows:

ARTICLE VIII, Sale, Leasing or Other Alienation, add:

"11. Elimination of the Right to Lease Units.

"(a) Except as hereinafter provided in this Section 11 of Article VIII, the renting or leasing of any Unit is prohibited. Any language in the Declaration as originally recorded, which conflicts with the provisions of this Section 11, shall be of no effect from and after the effective date of this section. Any Unit under written lease on the effective date of this section shall be permitted to continue under lease for a period not to exceed the last to occur of (1) one year from the effective date of this section, or (2) the move-out date of any existing tenant occupying the premises on the effective date of this section.

"(b) Units which are currently owner occupied may be leased for a period not to exceed one year from the receipt by the Board of written notice by the owner occupant of intent to lease the Unit. This right to lease by an existing owner occupant shall be exercisable only once during the ownership of the Unit and for a period not to exceed one year. A voluntary sale of a Unit after the effective date of this section shall terminate all leasing of that Unit after the transfer of the title to the new owner.

"(c) Any variation from the terms of this section due to extenuating circumstances must be brought before the Board of Managers at a formal hearing setting forth the nature of the extenuating circumstances and requesting the approval of the Board for a variation. Each such case shall be decided on a case-by-case basis based upon the facts presented to the Board sitting at that time."

As evidence of such agreement and consent to the foregoing amendment, we have affixed our signatures hereunder.

Dated at Hazel Crest, Illinois, this 24th day of April, 1989.

89208608

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This document prepared by  
U. James Baker, Attorney at Law  
3637 Bank Trail  
Richton Park, IL 60471

## AMENDMENT TO DECLARATION OF CONDOMINIUM OWNERSHIP AND OF BASISMENTS, RESTRICTIONS AND EASEMENTS FOR STOVERBROOK CONDOMINIUM NO. 2

88888888

Was the undersigned, duly qualified unit owner of Stoverbrook Condominium No. 2, in accordance with the provisions of Paragraph 1, Article XII of a certain Declaration of Condominium Ownership and Basisments, Restrictions and Easements of Stoverbrook Condominium No. 2, as filed in the Recorder's Office of Cook County, Illinois, October 14, 1971, as Document No. 21 982 244, and the amendments affecting the real estate described on Rider A attached hereto, hereby agree and consent to amend Article VIII of the original Declaration by adding Paragraph 11 as follows:

### ARTICLE VIII, Basis, Easement or Other Right, now:

"11."

#### Elimination of the Right to Lease Units.

"(a) Except as hereinafter provided in this Section 11 or Article VIII, the rental or lease of any Unit is prohibited. Any language in the Declaration or any instrument recorded, which conflicts with the provisions of this Section 11, shall be of no effect and shall terminate as of the date of this section. Any Unit must be leased within five months of the effective date of this section and shall be leased to a continuous tenant for a period not to exceed 12 months, or (1) one year from the effective date of this section, or (2) the move-out date of an existing tenant occupying the premises on the effective date of this section.

"(b) Units which are currently leased or which may be leased for a period not to exceed one year from the recording by the Board of written notice by the owner and payment of interest to lease the Unit. This right to lease by an existing tenant shall be exercisable only once during the term of the Unit and for a period not to exceed one year. A voluntary sale of a Unit after the expiration date of this section shall terminate all leasing of that Unit and the transfer of the title to the new owner.

"(c) Any variation from the terms of this section in extraordinary circumstances must be approved by the Board of Managers at a formal hearing and reported to the general meeting of the Board for a vote. Each such vote shall be based on a case-by-case basis based upon the facts presented to the Board sitting at that time.

As evidence of such agreement and consent to the foregoing amendment, we have affixed our signatures hereto,

Dated at Hazel Crest, Illinois, this 24th day of April,

1982

REAR COVER

Property of Cook County, Illinois

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## RIDER A - LEGAL DESCRIPTION

Units 101, 102, 103, 104, 105, 106, 108, 109, 110, 111, 112, 114, 201, 202, 203, 204, 205, 206, 207, 208, 209, 210, 211, 212, 214, 301, 302, 303, 304, 305, 306, 307, 308, 309, 310, 311, 312, 314, 401, 402, 403, 404, 405, 406, 407, 408, 409, 410, 411, 412, 414, PH 01, PH 02, PH 03, PH 04, PH 05, PH 06, PH 07, PH 08, PH 09, PH 10, PH 11, PH 12 and PH 14.

As delineated on survey of Sublot B in Lot 2 in United Development Company Subdivision, being a subdivision of part of the Northwest Quarter of Section 36, Township 36 North, Range 13 East of the Third Principal Meridian according to the Plat thereof recorded October 14, 1971, as Document No. 21670872 in Cook County, Illinois, which survey is attached as Exhibit A to Declaration of Condominium Ownership made by Declarant and recorded in the office of the Recorder of Deeds of Cook County, Illinois as Document No. 2192754

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GENERAL PROPERTY - A 151110

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UNIT NO.	PERCENTAGE INTEREST IN COMMON ELEMENTS	MEMBER NAME	LENDER
101	1.55%	<i>Ann Coulbourn</i>	<i>none</i>
102	1.21%	<i>John Boyd</i>	<i>none</i>
103	1.94%	<i>Casimir M. Wiskoch</i>	<i>FIRST CHICAGO BANK</i>
104	1.52%	<i>Walter R. Bell</i>	<i>AmeriFed</i>
105	1.49%	<i>John P. Jr. Clencher</i>	<i>Talmon Federal Home Assn.</i>
106	1.49%	<i>Mr. Robert Black</i>	<i>Heritage Bank</i>
108	1.49%	<i>Elizabeth Cowan</i>	<i>Talmon Home</i>
109	1.49%	<i>Ed W. Winkler</i>	<i>Talmon Home</i>
110	1.52%	<i>John J. Bullaro</i>	<i>Talmon Home</i>
111	1.94%	.	
112	1.21%	.	
114	1.55%	.	

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UNIT NO.	IN COMMON ELEMENTS	PERCENTAGE INTEREST
181	1.828	
182	1.814	
183	1.834	
184	1.828	
185	1.828	
186	1.828	
187	1.828	
188	1.828	
189	1.828	
190	1.828	
191	1.828	
192	1.828	
193	1.828	
194	1.828	

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UNIT NO.	PERCENTAGE INTEREST IN COMMON ELEMENTS	MEMBER NAME	LENDER
201	1.56%	Collo Brown	Pathway
202	1.22%	Julia A. Spiller	None
203	1.95%	Sharon K. Rhodes	Margaretton
204	1.53%	Scott Siegel	Bank of Homewood
205	1.50%	<del>Scott</del>	
206	1.50%		
207	1.50%		
208	1.50%	Jennie Arkomenko	Talman
209	1.50%	Scott Weber William Weber	None
210	1.53%	See Attached	
211	1.95%	Ise Daniels	
212	1.22%	May Ireland	None
214	1.56%	Beatrice P. Jost	None

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PERCENTAGE INTEREST  
IN COMMON ELEMENTS

UNIT NO.

UNIT NUMBER

UNIT NO.	PERCENTAGE INTEREST IN COMMON ELEMENTS
301	1.500
302	1.500
303	1.500
304	1.500
305	1.500
306	1.500
307	1.500
308	1.500
309	1.500
310	1.500
311	1.500
312	1.500
313	1.500

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UNIT NO.	PERCENTAGE INTEREST IN COMMON ELEMENTS	MEMBER NAME	LENDER
301	1.57%	Deborah Ridgeway Wyatt	REPUBLIC FEDERAL
302	1.23%	Velma C. Weber	None
303	1.97%	Arthur P. Meikel	Talman Federal Sth.
304	1.54%	Selma J. Hill	None
305	1.51%	See Attached	
306	1.51%		
307	1.51%	See Attached	
308	1.51%	Alma J. Fox	Comm. Bldg Home Loan
309	1.51%	Archie M. Traxon	Talman Home Mtg.
310	1.54%	Lois Peterson	EVANGELINE P.L. FANIC
311	1.97%	Sharon Mizee	None
312	1.23%	Elizabeth M. Linder	Talman Home Mtg.
314	1.57%	See Attached	

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UNIT NO.	IN COMMON ELEMENTS	PERCENTAGE INTEREST
301	1.228	
302	1.228	
303	1.228	
304	1.228	
305	1.228	
306	1.228	
307	1.228	
308	1.228	
309	1.228	
310	1.228	
311	1.228	
312	1.228	
313	1.228	
314	1.228	

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UNIT NO.	PERCENTAGE INTEREST IN COMMON ELEMENTS	MEMBER NAME	LENDER
401	1.58%	<i>Emma McLeod</i>	<i>World Savings Loan</i>
403	1.24%	<i>Ed. [unclear]</i>	<i>Financial Fed of America</i>
402	1.98%	<i>Tom [unclear]</i>	<i>1st National BK of Chicago</i>
404	1.55%	.	
405	1.53%	.	
406	1.53%		<i>[unclear]</i>
407	1.53%	.	
408	1.53%	<i>Henry Lewinson</i>	<i>none</i>
409	1.53%	<i>Grace Nelson</i>	<i>Horizon Fed'l</i>
410	1.55%	<i>Delody [unclear]</i>	<i>Horizon Federal</i>
411 *	1.98%	<i>Ed Attached</i>	
412	1.24%	<i>Harold L. Farvin</i>	<i>Island Mortgage</i>
414	1.58%	<i>William [unclear]</i>	<i>Island</i>

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PERCENTAGE INTEREST  
IN COMMON ELEMENTS

UNIT NO.

OWNER NAME

OWNER NAME	PERCENTAGE INTEREST IN COMMON ELEMENTS	UNIT NO.
	1.288	404
	1.288	405
	1.288	406
	1.288	407
	1.288	408
	1.288	409
	1.288	410
	1.288	411
	1.288	412
	1.288	413
	1.288	414

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UNIT NO.	PERCENTAGE INTEREST IN COMMON ELEMENTS	MEMBER NAME	LENDER
PH 01	1.64%	<u>Esra Adams</u>	<u>South Holland Bank</u>
PH 02	1.30%	<u>See Attached</u>	<u></u>
PH 03	2.03%	<u>See Attached</u>	<u></u>
PH 04	1.61%	<u>[Signature]</u>	<u>Bank</u>
PH 05	1.58%	<u></u>	<u></u>
PH 06	1.56%	<u></u>	<u></u>
PH 07	1.58%	<u>Robert M. Dhegog</u>	<u>NONE</u>
PH 08	1.58%	<u></u>	<u></u>
PH 09	1.58%	<u>Burgie Grossman</u>	<u>Dalmon Federal</u>
PH 10	1.61%	<u>[Signature]</u>	<u>West America Mfg</u>
PH 11	2.03%	<u>Judith Yarnon</u>	<u>Taboron Home</u>
PH 12	1.30%	<u>* Pamela Van Dieren</u>	<u>La Salle Northwest</u>
PH 14	1.64%	<u></u>	<u></u>

Property of Clerk's Office

89208608

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FROM MANTU REORDER

89208608

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PROPERTY TAXES

UNIT NO.

PROPERTY VALUE

1.000

PH 01

1.000

PH 02

1.000

PH 03

1.000

PH 04

1.000

PH 05

1.000

PH 06

1.000

PH 07

1.000

PH 08

1.000

PH 09

1.000

PH 10

1.000

PH 11

1.000

PH 12

1.000

PH 13

1.000

PH 14

Property of Cook County Clerk's Office

COOK COUNTY

10-1-1918  
PROPERTY TAXES  
PROPERTY VALUE

300000000

*[Handwritten signature]*

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AMENDMENT TO  
DECLARATION OF CONDOMINIUM OWNERSHIP  
AND OF  
EASEMENTS, RESTRICTIONS AND COVENANTS  
FOR  
STONEBRIDGE CONDOMINIUM NO. 2

We, the undersigned, duly qualified Unit Owners of Stonebridge Condominium No. 2, in accordance with the provision of Paragraph 7, Article XII of a certain Declaration of Condominium Ownership and of Easements, Restrictions and Covenants of Stonebridge Condominium No. 2, as filed in the Recorder's Office of Cook County, Illinois, on October 14, 1971, as Document No. 21 942 754, as time to time amended, affecting the real estate described on Rider A attached hereto, hereby agree and consent to amend Article VIII of the aforesaid Declaration by adding Paragraph 11 as follows:

ARTICLE VIII, Sale, leasing or Other Alienation, add:

"11. Elimination of the Right to Lease Units.

"(a) Except as hereinafter provided in this Section 11 of Article VIII, the renting or leasing of any Unit is prohibited. Any language in the Declaration as originally recorded, which conflicts with the provisions of this Section 11, shall be of no effect from and after the effective date of this section. Any Unit under written lease on the effective date of this section shall be permitted to continue under lease for a period not to exceed the last to occur of (1) one year from the effective date of this section, or (2) the move-out date of any existing tenant occupying the premises on the effective date of this section.

"(b) Units which are currently owner occupied may be leased for a period not to exceed one year from the receipt by the Board of written notice by the owner occupant of intent to lease the Unit. This right to lease by an existing owner occupant shall be exercisable only once during the ownership of the Unit and for a period not to exceed one year. A voluntary sale of a Unit after the effective date of this section shall terminate all leasing of that Unit after the transfer of the title to the new owner.

"(c) Any variation from the terms of this section due to extenuating circumstances must be brought before the Board of Managers at a formal hearing setting forth the nature of the extenuating circumstances and requesting the approval of the Board for a variation. Each such case shall be decided on a case-by-case basis based upon the facts presented to the Board sitting at that time."

As evidence of such agreement and consent to the foregoing amendment, we have affixed our signatures hereunder.

Dated at Hazel Crest, Illinois, this 5th day of September, 1988.



Unit # 305 #11

89208608

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DECLARATION OF CONDOMINIUM  
AND OF  
EASEMENTS, RESTRICTIONS AND COVENANTS  
RELATIVE TO THE  
CONDOMINIUM PROJECT

We, the undersigned, duly qualified persons, do hereby declare that the Condominium No. 1, as defined in Article III of the Declaration of Condominium No. 1, is a legal entity under the laws of the State of Illinois. All of the units in the Condominium No. 1, as defined in Article III of the Declaration of Condominium No. 1, are held in fee simple ownership by the undersigned. The units in the Condominium No. 1, as defined in Article III of the Declaration of Condominium No. 1, are held in fee simple ownership by the undersigned, together with the common areas and easements, as defined in Article III of the Declaration of Condominium No. 1, are held in fee simple ownership by the undersigned. The units in the Condominium No. 1, as defined in Article III of the Declaration of Condominium No. 1, are held in fee simple ownership by the undersigned, together with the common areas and easements, as defined in Article III of the Declaration of Condominium No. 1, are held in fee simple ownership by the undersigned. The units in the Condominium No. 1, as defined in Article III of the Declaration of Condominium No. 1, are held in fee simple ownership by the undersigned, together with the common areas and easements, as defined in Article III of the Declaration of Condominium No. 1, are held in fee simple ownership by the undersigned.

*Property of Cook County Clerk's Office*

ARTICLE VIII - Transfer of Units  
11. Elimination of the Right to Buy  
(a) Except as hereinafter provided, no unit in the Condominium No. 1, as defined in Article III of the Declaration of Condominium No. 1, shall be sold, conveyed, mortgaged, or otherwise disposed of, in whole or in part, by the owner thereof, until the owner thereof has first offered to sell, convey, mortgage, or otherwise dispose of the unit to the other owners of units in the Condominium No. 1, as defined in Article III of the Declaration of Condominium No. 1, in accordance with the provisions of this Article VIII.  
(b) The offer to sell, convey, mortgage, or otherwise dispose of a unit shall be made in writing and shall be filed with the Clerk of Cook County, Illinois, within five days of the date of the filing of the deed, mortgage, or other instrument by which the unit is to be sold, conveyed, mortgaged, or otherwise disposed of. The offer shall specify the price at which the unit is to be sold, conveyed, mortgaged, or otherwise disposed of, and shall be subject to the approval of the Board of Directors of the Condominium No. 1, as defined in Article III of the Declaration of Condominium No. 1.  
(c) Any variation from the terms of this Article VIII shall be subject to the approval of the Board of Directors of the Condominium No. 1, as defined in Article III of the Declaration of Condominium No. 1.  
(d) If the offer to sell, convey, mortgage, or otherwise dispose of a unit is not accepted by the other owners of units in the Condominium No. 1, as defined in Article III of the Declaration of Condominium No. 1, the owner of the unit may sell, convey, mortgage, or otherwise dispose of the unit to a third party at the price specified in the offer.  
(e) If the offer to sell, convey, mortgage, or otherwise dispose of a unit is accepted by the other owners of units in the Condominium No. 1, as defined in Article III of the Declaration of Condominium No. 1, the owner of the unit shall sell, convey, mortgage, or otherwise dispose of the unit to the other owners of units in the Condominium No. 1, as defined in Article III of the Declaration of Condominium No. 1, at the price specified in the offer.

ASSUMED

As evidence of such agreement and understanding, we have signed and affixed our signatures to this instrument, dated at Hazel Crest, Illinois, this 1st day of 1988.



woods  
SE #211

# UNOFFICIAL COPY

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AMENDMENT TO  
DECLARATION OF CONDOMINIUM OWNERSHIP  
AND OF  
EASEMENTS, RESTRICTIONS AND COVENANTS  
FOR  
STONEBRIDGE CONDOMINIUM NO. 2

We, the undersigned, duly qualified Unit Owners of Stonebridge Condominium No. 2, in accordance with the provision of Paragraph 7, Article XII of a certain Declaration of Condominium Ownership and of Easements, Restrictions and Covenants of Stonebridge Condominium No. 2, as filed in the Recorder's Office of Cook County, Illinois, on October 14, 1971, as Document No. 21 942 754, as time to time amended, affecting the real estate described on Rider A attached hereto, hereby agree and consent to amend Article VIII of the aforesaid Declaration by adding Paragraph 11 as follows:

ARTICLE VIII, Sale, leasing or Other Alienation, add:

"11. Elimination of the Right to Lease Units.

"(a) Except as hereinafter provided in this Section 11 of Article VIII, the renting or leasing of any Unit is prohibited. Any language in the Declaration as originally recorded, which conflicts with the provisions of this Section 11, shall be of no effect from and after the effective date of this section. Any Unit under written lease on the effective date of this section shall be permitted to continue under lease for a period not to exceed the last to occur of (1) one year from the effective date of this section, or (2) the move-out date of any existing tenant occupying the premises on the effective date of this section.

"(b) Units which are currently owner occupied may be leased for a period not to exceed one year from the receipt by the Board of written notice by the owner occupant of intent to lease the Unit. This right to lease by an existing owner occupant shall be exercisable only once during the ownership of the Unit and for a period not to exceed one year. A voluntary sale of a Unit after the effective date of this section shall terminate all leasing of that Unit after the transfer of the title to the new owner.

"(c) Any variation from the terms of this section due to extenuating circumstances must be brought before the Board of Managers at a formal hearing setting forth the nature of the extenuating circumstances and requesting the approval of the Board for a variation. Each such case shall be decided on a case-by-case basis based upon the facts presented to the Board sitting at that time."

As evidence of such agreement and consent to the foregoing amendment, we have affixed our signatures hereunder.

Dated at Hazel Crest, Illinois, this 3 day of 9-88,  
1988.

*Gene Woods*

Unit #2104#M

89208608



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AMENDMENT TO  
DECLARATION OF CONDOMINIUM OWNERSHIP  
AND OF  
EASEMENTS, RESTRICTIONS AND COVENANTS  
FOR  
STONEBRIDGE CONDOMINIUM NO. 2

We, the undersigned, duly qualified Unit Owners of Stonebridge Condominium No. 2, in accordance with the provision of Paragraph 7, Article XII of a certain Declaration of Condominium Ownership and of Easements, Restrictions and Covenants of Stonebridge Condominium No. 2, as filed in the Recorder's Office of Cook County, Illinois, on October 14, 1971, as Document No. 21 942 754, as time to time amended, affecting the real estate described on Rider A attached hereto, hereby agree and consent to amend Article VIII of the aforesaid Declaration by adding Paragraph 11 as follows:

ARTICLE VIII, Sale, leasing or Other Alienation, add:

"11. Elimination of the Right to Lease Units.

"(a) Except as hereinafter provided in this Section 11 of Article VIII, the renting or leasing of any Unit is prohibited. Any language in the Declaration as originally recorded, which conflicts with the provisions of this Section 11, shall be of no effect from and after the effective date of this section. Any Unit under written lease on the effective date of this section shall be permitted to continue under lease for a period not to exceed the last to occur of (1) one year from the effective date of this section, or (2) the move-out date of any existing tenant occupying the premises on the effective date of this section.

"(b) Units which are currently owner occupied may be leased for a period not to exceed one year from the receipt by the Board of written notice by the owner occupant of intent to lease the Unit. This right to lease by an existing owner occupant shall be exercisable only once during the ownership of the Unit and for a period not to exceed one year. A voluntary sale of a Unit after the effective date of this section shall terminate all leasing of that Unit after the transfer of the title to the new owner.

"(c) Any variation from the terms of this section due to extenuating circumstances must be brought before the Board of Managers at a formal hearing setting forth the nature of the extenuating circumstances and requesting the approval of the Board for a variation. Each such case shall be decided on a case-by-case basis based upon the facts presented to the Board sitting at that time."

As evidence of such agreement and consent to the foregoing amendment, we have affixed our signatures hereunder.

Dated at Hazel Crest, Illinois, this 26<sup>th</sup> day of August, 1988.

5 East Building

Johnnie H. V. Moore  
# 314

89208608

# UNOFFICIAL COPY

ANNEXURE TO  
DECLARATION OF CONDOMINIUM  
AND  
BASIS, RESTRICTIONS, RESERVATIONS  
FOR  
STONEMOUNT CONDOMINIUM

We, the undersigned, only authorized persons, hereby declare that the Condominium No. 2, in accordance with the provisions of the Illinois Condominium Act of 1978, is a separate building or structure, and that the Articles of Condominium and Declaration of Condominium, as amended, filed in the Recorder's Office on October 14, 1981, as Document No. 88-1011, and the Declaration of Condominium filed on October 14, 1981, as Document No. 88-1012, are the true and correct documents reflecting the real estate described on the attached plan of the Condominium No. 2, and consent to amend Article VII of the Declaration of Condominium by adding Paragraph 11 as follows:

Article VII, Section 11, shall read as follows:

"11. Elimination of the title to the Condominium shall be as follows:

(a) Except as hereinafter provided, the title to the Condominium shall be held in fee simple by the Condominium Board. Any language in the Declaration of Condominium which conflicts with this section shall be null and void. The effective date of this section shall be the date of the recording of the Declaration of Condominium under which the Condominium was first established. If the Condominium was established by a declaration of condominium which was recorded prior to the effective date of this section, the Condominium Board shall be deemed to have adopted this section on the date of the recording of the Declaration of Condominium under which the Condominium was first established.

(b) Units and the common areas shall be sold or otherwise disposed of for a price not to exceed the fair market value of the units and common areas as determined by the Condominium Board at the time of the sale. This section shall be subject to the provisions of the Condominium Act of 1978 and any amendments thereto. The Condominium Board shall be authorized to sell or otherwise dispose of units and common areas in whole or in part, and the proceeds of such sale shall be used for the purposes set forth in the Declaration of Condominium and any amendments thereto. The Condominium Board shall be authorized to sell or otherwise dispose of units and common areas in whole or in part, and the proceeds of such sale shall be used for the purposes set forth in the Declaration of Condominium and any amendments thereto.

(c) Any variation from the terms of the Declaration of Condominium and any amendments thereto shall be subject to the approval of the Board for a variation. The Board shall be authorized to sell or otherwise dispose of units and common areas in whole or in part, and the proceeds of such sale shall be used for the purposes set forth in the Declaration of Condominium and any amendments thereto.

As evidence of such agreement and consent, we have signed our names to this amendment, which is a true and correct copy of the original, this 14th day of October, 1981.

Property of Cook County Clerk's Office

88-1011

1988

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AMENDMENT TO  
DECLARATION OF CONDOMINIUM OWNERSHIP  
AND OF  
EASEMENTS, RESTRICTIONS AND COVENANTS  
FOR  
STONEBRIDGE CONDOMINIUM NO. 2

We, the undersigned, duly qualified Unit Owners of Stonebridge Condominium No. 2, in accordance with the provision of Paragraph 7, Article XII of a certain Declaration of Condominium Ownership and of Easements, Restrictions and Covenants of Stonebridge Condominium No. 2, as filed in the Recorder's Office of Cook County, Illinois, on October 14, 1971, as Document No. 21 942 754, as time to time amended, affecting the real estate described on Rider A attached hereto, hereby agree and consent to amend Article VIII of the aforesaid Declaration by adding Paragraph 11 as follows:

ARTICLE VIII, Sale, leasing or Other Alienation, add:

"11. Elimination of the Right to Lease Units.

"(a) Except as hereinafter provided in this Section 11 of Article VIII, the renting or leasing of any Unit is prohibited. Any language in the Declaration as originally recorded, which conflicts with the provisions of this Section 11, shall be of no effect from and after the effective date of this section. Any Unit under written lease on the effective date of this section shall be permitted to continue under lease for a period not to exceed the last to occur of (1) one year from the effective date of this section, or (2) the move-out date of any existing tenant occupying the premises on the effective date of this section.

"(b) Units which are currently owner occupied may be leased for a period not to exceed one year from the receipt by the Board of written notice by the owner occupant of intent to lease the Unit. This right to lease by an existing owner occupant shall be exercisable only once during the ownership of the Unit and for a period not to exceed one year. A voluntary sale of a Unit after the effective date of this section shall terminate all leasing of that Unit after the transfer of the title to the new owner.

"(c) Any variation from the terms of this section due to extenuating circumstances must be brought before the Board of Managers at a formal hearing setting forth the nature of the extenuating circumstances and requesting the approval of the Board for a variation. Each such case shall be decided on a case-by-case basis based upon the facts presented to the Board sitting at that time."

As evidence of such agreement and consent to the foregoing amendment, we have affixed our signatures hereunder.

Dated at Hazel Crest, Illinois, this 29 day of August, 1988.

*Louis & Elaine Feinman*

411-5k

89208608



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AMENDMENT TO  
DECLARATION OF CONDOMINIUM OWNERSHIP  
AND OF  
EASEMENTS, RESTRICTIONS AND COVENANTS  
FOR  
STONEBRIDGE CONDOMINIUM NO. 2

We, the undersigned, duly qualified Unit Owners of Stonebridge Condominium No. 2, in accordance with the provision of Paragraph 7, Article XII of a certain Declaration of Condominium Ownership and of Easements, Restrictions and Covenants of Stonebridge Condominium No. 2, as filed in the Recorder's Office of Cook County, Illinois, on October 14, 1971, as Document No. 21 942 754, as time to time amended, affecting the real estate described on Rider A attached hereto, hereby agree and consent to amend Article VIII of the aforesaid Declaration by adding Paragraph 11 as follows:

ARTICLE VIII, Sale, leasing or Other Alienation, add:

"11. Elimination of the Right to Lease Units.

"(a) Except as hereinafter provided in this Section 11 of Article VIII, the renting or leasing of any Unit is prohibited. Any language in the Declaration as originally recorded, which conflicts with the provisions of this Section 11, shall be of no effect from and after the effective date of this section. Any Unit under written lease on the effective date of this section shall be permitted to continue under lease for a period not to exceed the last to occur of (1) one year from the effective date of this section, or (2) the move-out date of any existing tenant occupying the premises on the effective date of this section.

"(b) Units which are currently owner occupied may be leased for a period not to exceed one year from the receipt by the Board of written notice by the owner occupant of intent to lease the Unit. This right to lease by an existing owner occupant shall be exercisable only once during the ownership of the Unit and for a period not to exceed one year. A voluntary sale of a Unit after the effective date of this section shall terminate all leasing of that Unit after the transfer of the title to the new owner.

"(c) Any variation from the terms of this section due to extenuating circumstances must be brought before the Board of Managers at a formal hearing setting forth the nature of the extenuating circumstances and requesting the approval of the Board for a variation. Each such case shall be decided on a case-by-case basis based upon the facts presented to the Board sitting at that time."

As evidence of such agreement and consent to the foregoing amendment, we have affixed our signatures hereunder.

Dated at Hazel Crest, Illinois, this 27 day of August 1988.

Unit 307

SE Bulling #2

Maile W. Jones

89208608

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## ARTICLE VII REVISIONS TO THE CHARTER OF THE BOARD OF SUPERVISORS

As the undersigned only parties to the...  
Cordell No. 2, in accordance with...  
Article VII of a certain Ordinance...  
assessments, assessments and...  
No. 2, as filed in the recorder's...  
October 14, 1971, as Document No. 1...  
affecting the real estate described...  
agree and consent to amend Article VII...  
by adding paragraph 11 as follows:

ARTICLE VII, CHARTER OF THE BOARD OF SUPERVISORS

- "11. Elimination of the Right to be a Director  
"(a) Except as hereinafter provided, any person who is a director of the Board of Supervisors at the time this Charter is amended shall continue to serve as a director until the expiration of the term for which he was elected. Any person who is elected to the Board of Supervisors after the effective date of this amendment shall serve for the term for which he was elected, and shall be eligible for re-election. The term of office of a director shall be for a period of one year, and shall expire on the first day of January following the date of his election. The Board of Supervisors may, by a majority vote, remove a director from office at any time if he is shown to be incompetent or incapable of performing his duties. The Board of Supervisors may also remove a director from office if he is shown to be guilty of a crime involving moral turpitude. The Board of Supervisors may also remove a director from office if he is shown to be guilty of a crime involving moral turpitude. The Board of Supervisors may also remove a director from office if he is shown to be guilty of a crime involving moral turpitude.
- "(b) Unless otherwise provided, the term of office of a director shall be for a period of one year, and shall expire on the first day of January following the date of his election. The Board of Supervisors may, by a majority vote, remove a director from office at any time if he is shown to be incompetent or incapable of performing his duties. The Board of Supervisors may also remove a director from office if he is shown to be guilty of a crime involving moral turpitude. The Board of Supervisors may also remove a director from office if he is shown to be guilty of a crime involving moral turpitude. The Board of Supervisors may also remove a director from office if he is shown to be guilty of a crime involving moral turpitude.
- "(c) Any director who is removed from office shall be ineligible to be re-elected to the Board of Supervisors for a period of one year following the date of his removal. The Board of Supervisors may, by a majority vote, remove a director from office at any time if he is shown to be incompetent or incapable of performing his duties. The Board of Supervisors may also remove a director from office if he is shown to be guilty of a crime involving moral turpitude. The Board of Supervisors may also remove a director from office if he is shown to be guilty of a crime involving moral turpitude. The Board of Supervisors may also remove a director from office if he is shown to be guilty of a crime involving moral turpitude.

PPS: 1000

As evidence of such agreement and consent...  
we have signed our respective names...  
Dated at Hazel Crest, Illinois, this 14th day of October, 1988.

*[Signatures]*



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AMENDMENT TO  
DECLARATION OF CONDOMINIUM OWNERSHIP  
AND OF  
EASEMENTS, RESTRICTIONS AND COVENANTS  
FOR  
STONEBRIDGE CONDOMINIUM NO. 2

We, the undersigned, duly qualified Unit Owners of Stonebridge Condominium No. 2, in accordance with the provision of Paragraph 7, Article XII of a certain Declaration of Condominium Ownership and of Easements, Restrictions and Covenants of Stonebridge Condominium No. 2, as filed in the Recorder's Office of Cook County, Illinois, on October 14, 1971, as Document No. 21 942 754, as time to time amended, affecting the real estate described on Rider A attached hereto, hereby agree and consent to amend Article VIII of the aforesaid Declaration by adding Paragraph 11 as follows:

ARTICLE VIII, Sale, leasing or Other Alienation, add:

"11. Elimination of the Right to Lease Units.

"(a) Except as hereinafter provided in this Section 11 of Article VIII, the renting or leasing of any Unit is prohibited. Any language in the Declaration as originally recorded, which conflicts with the provisions of this Section 11, shall be of no effect from and after the effective date of this section. Any Unit under written lease on the effective date of this section shall be permitted to continue under lease for a period not to exceed the last to occur of (1) one year from the effective date of this section, or (2) the move-out date of any existing tenant occupying the premises on the effective date of this section.

"(b) Units which are currently owner occupied may be leased for a period not to exceed one year from the receipt by the Board of written notice by the owner occupant of intent to lease the Unit. This right to lease by an existing owner occupant shall be exercisable only once during the ownership of the Unit and for a period not to exceed one year. A voluntary sale of a Unit after the effective date of this section shall terminate all leasing of that Unit after the transfer of the title to the new owner.

"(c) Any variation from the terms of this section due to extenuating circumstances must be brought before the Board of Managers at a formal hearing setting forth the nature of the extenuating circumstances and requesting the approval of the Board for a variation. Each such case shall be decided on a case-by-case basis based upon the facts presented to the Board sitting at that time."

As evidence of such agreement and consent to the foregoing amendment, we have affixed our signatures hereunder.

Dated at Hazel Crest, Illinois, this 12<sup>th</sup> day of September 1988.

1988.

Jacqueline U. Wood  
District 503 - SE

89208608

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JUDICIAL BRANCH  
CLERK OF THE COURT  
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Property of Cook County Clerk's Office

Mail to:

**BADER and DONKEL**  
Attorneys at Law  
3677 Sauk Trail  
Richton Park, IL 60471

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