

This Amendment shall be recorded with the Cook County Recorder of Deeds on all units of the Condominium and shall be effective immediately upon recording.

ARTICLE III
Recordation

Each Unit Owner shall be responsible for providing his or her mortgagee with notice of this Amendment. The failure of any Unit Owner to so notify his or her mortgagee shall in no way effect the validity of this Amendment.

ARTICLE III
Notice to Mortgagees

In order to protect the value of the Condominium and to insure a higher quality of life for the Unit Owners, leasing of units shall be prohibited except in cases of special circumstances such as acute illness, extreme financial hardships, etc. A finding of special circumstances required to permit a unit owner to lease his or her unit must be made by 75% of the total ownership of the Condominium. In those cases where the Association makes a finding of special circumstances and agrees to allow the rental of a unit, the Association must first approve in writing the tenant and the actual written lease to be used. In any event, no lease may be approved for a period greater than twelve months.

ARTICLE I
Prohibition of Leasing

NOW, THEREFORE, the Association does hereby amend the Declaration to provide as follows:

WHEREAS, the 919 West Carmen Condominiums (the "Condominium") was created by a Condominium Declaration recorded with the Recorder of Cook County on December 23, 1983 as Document No. 28807745 (the "Declaration"); and
WHEREAS, certain provisions of the Declaration allowed for the leasing of units in the Condominium, and
WHEREAS, the Declaration provided that the Secretary of the Association would be required to notify all Unit Owners mortgagees of any amendment to the Declaration; and
WHEREAS, the Association is desirous of limiting the leasing of units in the Condominium, and making each Unit Owner responsible for notifying his or her mortgagee of any changes to the Declaration;
WHEREAS, in accordance with Section 317 of the Illinois Condominium Property Act (the "Act"), and Article XIII, Paragraph A of the Declaration, the Association has adopted this First Amendment (the "Amendment") to the Declaration.

Recitals

THIS AMENDMENT is made as of this 26th day of June, 1989 by the Board of Managers (the "Board") of the 919 West Carmen Condominium Association (the "Association"), Chicago, Illinois.

FIRST AMENDMENT TO DECLARATION OF CONDOMINIUM
919 WEST CARMEN CONDOMINIUMS

89311553

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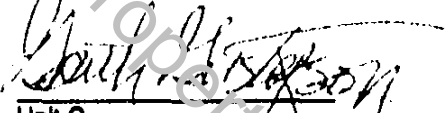
ARTICLE IV Authority


The undersigned represents no less than the 75% of the voting membership of the Association, and as such, have full authority to make this Amendment to the Declaration.

IN WITNESS WHEREOF, the Association has duly executed this Amendment as of the date first above written.


Unit A


Unit B


Unit C


Unit D


Unit E

Unit F

- PIN:
- 14-08-408-043-1001
 - 14-08-408-043-1002
 - 14-08-408-043-1003
 - 14-08-408-043-1004
 - 14-08-408-043-1005
 - 14-08-408-043-1006

This instrument prepared by
and after recording return to:

Mary Riordan
Polsky & Riordan, Ltd.
1216 North LaSalle Street
Chicago, Illinois 60610

DEPT. OF RECORDS & CLERK'S OFFICE
1100 N. LA SALLE ST. CHICAGO, ILL. 60610
PHONE: 312-742-2200 FAX: 312-742-2201
WWW.COOKCOUNTYCLERKS.COM

Cook County Clerk's Office

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89311553

1300
Copies
MLL

LEGAL DESCRIPTION

Unit * _____ IN 919 WEST CARMEN STREET CONDOMINIUM, AS DELINEATED ON PLAT OF SURVEY OF THE FOLLOWING DESCRIBED TRACT OF REAL ESTATE:

LOT 1 IN BLOCK 2 IN W.C. GOUDY ESTATE SUBDIVISION OF BLOCK 5 IN ARGYLE IN THE SOUTHEAST FRACTIONAL 1/4 OF SECTION 3, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM MADE BY CHICAGO TITLE AND TRUST COMPANY, AN ILLINOIS CORPORATION, AS TRUSTEE UNDER TRUST AGREEMENT DATED April 8, 1982, AND KNOWN AS TRUST NUMBER 2081644 RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT NUMBER _____, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

*

A	C	E
B	D	F

Cook County Clerk's Office

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