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PLAT

7-13-94

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10/11/2010

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**SECOND AMENDMENT TO DECLARATION OF  
CONDOMINIUM OWNERSHIP FOR  
PRINCETON CLUB TOWNE VILLAS CONDOMINIUM ASSOCIATION**

This Second Amendment to that certain Declaration of Condominium Ownership and of Easements, Restrictions, Covenants and By-Laws for Princeton Club Towne Villas Condominium Association Association, Glenview, Illinois, recorded with the Recorder of Deeds of Cook County, Illinois on May 3, 1991 as Document No. 94394980 as amended from time to time (the "Declaration") is executed by Cole Taylor Bank, as Trustee, and not personally, under a Trust Agreement dated January 1, 1994 and known Trust Number 94-4001, (the "Trustee") as Successor-Developer to American National Bank and Trust Company of Chicago, as Trustee under a Trust Agreement dated March 1, 1994 and known as Trust Number 94-4005.

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**WITNESSETH**

WHEREAS the real estate described in the First Recital to the Declaration, which by this reference is made a part hereof, located in the County of Cook and State of Illinois (the "Submitted Parcel") has been submitted to the Condominium Property Act of the State of Illinois, as amended (the "Act") pursuant to the Declaration; and

WHEREAS, pursuant to the Act, in Article 12 of the Declaration, the Trustee reserved the right from time to time to annex and add to the Submitted Parcel and thereby add to the plan of condominium ownership created by the Declaration; and

WHEREAS, the Trustee, pursuant to Article 12 of the Declaration, desires to annex and add to the "Property" (as defined in the Declaration), and to the plan of condominium ownership and submit to the Act the real estate legally described in Exhibit "A", attached hereto and by this reference made a part hereof (the "Additional Parcel"), the street address and Permanent Real Estate Number of the Additional Parcel being as set forth therein; and

WHEREAS, the Additional Parcel is a portion of the Future Development Parcel in the Declaration as described in Exhibit "C" thereto; and

WHEREAS, the Additional Parcel is now improved with three (3) apartment buildings, consisting of twelve (12) residential units; and

WHEREAS, the Trustee desires to amend the Declaration as it relates to the Plat of Survey (Exhibit "A")

**PLAT WITH THIS DOCUMENT**

DEPT-01 RECORDING  
14004 TRAN 3834 07/13/94 14:47:00  
46263 \* JL \* -94-611405  
COOK COUNTY RECORDER

RECORDING FEE \$ 117.00  
DATE 7-13-94 COPIES 6  
OK MK

Please return to: Box 15  
Ticor Title Insurance  
203 N. LaSalle, Suite 1400  
Chicago, IL 60601  
Re: 288 348 (STO)

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thereto) and to the percentage of ownership interest in the common elements for condominium units (Exhibit "B" thereto).

**NOW, THEREFORE,** Cole Taylor Bank, not personally but as Trustee as aforesaid, as the holder of legal title to the Additional Parcel, for the purposes above set forth, hereby declares that the Declaration is amended as follows:

1. The Additional Parcel is hereby annexed to the Submitted Parcel and, together with all improvements and structures now or hereafter erected, constructed or contained thereon or therein, is submitted to the Act.

2. Exhibit "A" of the Declaration, "Plat of Survey", is hereby amended by adding thereto the Plat of Survey, amended pages 9 through 12 attached hereto and by this reference made a part hereof.

3. Exhibit "B" of the Declaration, "Percentage of Ownership Interest in the Common Element", is deleted and an amended Exhibit "B", attached hereto and by this reference made a part hereof, is submitted in lieu thereof.

4. All the unit owners and mortgage holders, by the Trustee, hereby consent to this Amendment to the Declaration pursuant to the power set forth in Article 12 of the Declaration.

5. It is expressly understood and agreed by and between the parties hereto, anything herein to the contrary notwithstanding, that each and all of the representations, covenants, undertakings, warranties and agreements herein made on the part of the Trustee while in form purporting to be the representations, covenants, undertakings, warranties, and agreements of the Trustee are nevertheless each and every one of them, made and intended not as personal representations, covenants, undertakings, warranties, and agreements by the Trustee or for the purpose or with the intention of binding the Trustee personally but are made and intended for the purpose of binding only that portion of the trust property specifically described herein, and this instrument is executed and delivered by the Trustee not in its own right, but solely in the exercise of the powers conferred upon it as such Trustee; and that no personal liability or personal responsibility is assumed by nor shall at any time be asserted or enforceable against Cole Taylor Bank, or any of the beneficiaries under said Trust Agreement, on account of this instrument or on account of any representation, covenant, undertaking, warranty, or agreement of the Trustee in this instrument contained, either expressed or implied, all such personal liability, if

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any, being expressly waived and released. The Trustee makes no personal representations as to nor shall it be responsible for the existence, location or maintenance of the chattels herein described, if any.

6. Except as herein specifically amended, the Declaration is ratified and confirmed. In the event of any inconsistency between this Second Amendment and the Declaration, this Second Amendment shall control.

IN WITNESS WHEREOF, the said Cole Taylor Bank, as Trustee and not individually, has caused its corporate seal to be affixed hereunder and has caused its name to be signed to these presents by its Trust Officer and attested by its Trust Officer this 24th day of JULY, 1994.

(Seal)

ATTEST:

Its: Trust Officer

COLE TAYLOR BANK, as Trustee as aforesaid and not personally

By: [Signature]

Its: Assistant Vice President

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## EXHIBIT A

TO

**SECOND AMENDMENT TO DECLARATION OF  
CONDOMINIUM OWNERSHIP FOR  
PRINCETON CLUB TOWNE VILLAS CONDOMINIUM ASSOCIATION**

### LEGAL DESCRIPTION

### ADDITIONAL PARCELS

Lots 10, 11 and 12 in Princeton Club Towne Villas, being a resubdivision of part of Lot 1 in the Princeton Club, being a subdivision of part of the Northeast Quarter of the Northeast Quarter of Section 21, Township 42 North, Range 12, East of the Third Principal Meridian, according to the plat of said resubdivision recorded March 31, 1994, as Document No. 94 291975, in Cook County, Illinois.

### Common Addresses

3009 Lexington Lane  
3011 Lexington Lane  
3013 Lexington Lane  
3015 Lexington Lane  
3017 Lexington Lane  
3019 Lexington Lane  
3021 Lexington Lane  
3023 Lexington Lane  
3025 Lexington Lane  
3027 Lexington Lane  
3029 Lexington Lane  
3031 Lexington Lane

PIN - 04-21-201-064

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EXHIBIT B  
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PRINCETON CLUB TOWNS VILLAS  
PHASE 3  
BUILDING 10, 11 & 12

UNIT	# OF UNITS	UNIT %	EXTENSION
C	10	2.59259%	46.56667%
D	8	2.96296%	23.70368%
D	10	2.96297%	29.62970%
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	36		100.00000%
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## EXHIBIT B

TO DECLARATION OF CONDOMINIUM OWNERSHIP AND OF EASEMENTS, RESTRICTIONS,  
COVENANTS AND BY-LAWS FOR PRINCETON CLUB CONDOMINIUM ASSOCIATION

### PERCENTAGE OF OWNERSHIP INTEREST IN THE COMMON ELEMENTS

PHASE	BUILDING	DWELLING	STAGE 1	MINIMUM PERCENT	PHASE	BUILDING	DWELLING	STAGE 2	MINIMUM PERCENT
1	2	L-41	2.592590	1.111110					
1	2	L-42	2.962970	1.269850					
1	2	R-42	2.962970	1.269850					
1	2	R-41	2.592590	1.111110					
1	3	L-41	2.592590	1.111110					
1	3	L-42	2.962960	1.269840					
1	3	R-42	2.962960	1.269840					
1	3	R-41	2.592590	1.111110					
1	4	L-41	2.592590	1.111110					
1	4	L-42	2.962960	1.269840					
1	4	R-42	2.962960	1.269840					
1	4	R-41	2.592590	1.111110					
2	5	L-41	2.592590	1.111110					
2	5	L-42	2.962970	1.269850					
2	5	R-42	2.962970	1.269850					
2	5	R-41	2.592590	1.111110					
2	9	L-41	2.592590	1.111110					
2	9	L-42	2.962960	1.269840					
2	9	R-42	2.962960	1.269840					
2	9	R-41	2.592590	1.111110					
3	1	L-41	2.592590	1.111110					
3	1	L-42	2.962960	1.269840					
3	1	R-42	2.962960	1.269840					
3	1	R-41	2.592590	1.111110					
3	10	L-41	2.592590	1.111110					
3	10	L-42	2.962970	1.269850					
3	10	R-42	2.962970	1.269850					
3	10	R-41	2.592590	1.111110					
3	11	L-41	2.592590	1.111110					
3	11	L-42	2.962970	1.269850					
3	11	R-42	2.962970	1.269850					
3	11	R-41	2.592590	1.111110					
3	12	L-41	2.592590	1.111110					
3	12	L-42	2.962970	1.269850					
3	12	R-42	2.962970	1.269850					
3	12	R-41	2.592590	1.111110					

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