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**PLAT**

95292172

4-28-95

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## FIRST AMENDMENT TO DECLARATION OF CONDOMINIUM OF THE OAKCLUB CONDOMINIUM

APR 28 1995

This First Amendment to Declaration of Condominium of The Oak Club Condominium ("First Amendment") is made and entered into as of April 17, 1995 by Oakclub Limited Partnership, a Delaware limited partnership ("Owner").

WHEREAS, Owner made and entered into the Declaration of Condominium of The OakClub Condominium, dated December 15, 1994, which Declaration was recorded with the Recorder of Deeds for Cook County, Illinois, on December 16, 1994 as Document No. 04052419 (the "Declaration"), and

WHEREAS, Owner is the owner in fee simple of the Additional Parcel (as defined in the Declaration); and

WHEREAS, the Owner wishes to annex and add a portion of the Additional Parcel to the Parcel (as defined in the Declaration) and the Property (as defined in the Declaration) pursuant to the terms of Paragraph 27 of the Declaration.

NOW, Therefore, the Declaration is hereby amended as follows:

1. The Declaration is hereby amended to submit a portion of the Additional Parcel, as legally described in Schedule A attached hereto, to the provisions of the Illinois Condominium Property Act and to the terms and provisions of the Declaration.
2. Paragraph 2 of the Declaration is hereby amended to revise the legal description therein to read as set forth in Schedule B attached hereto.
3. Exhibit A attached to the Declaration is hereby deleted and Exhibit A attached hereto is hereby substituted therefor.
4. Exhibit B attached to the Declaration is hereby deleted and Exhibit B attached hereto is hereby substituted therefor.
5. Exhibit D attached to the Declaration is hereby deleted and Exhibit D attached hereto is hereby substituted therefor.

This Instrument Prepared By:  
David A. Grossberg  
Sachnoff & Weaver, Ltd.  
30 South Wacker Drive  
Suite 2900  
Chicago, Illinois 60606

DEPT-01 RECORDING \$103.00  
T#0012 TRAN 3810 04/28/95 14:02:00  
#3791 # JM \*-95-282172  
COOK COUNTY RECORDER

P.I.N.: 14-33-132-010  
17-04-431-001, 17-04-431-002  
17-04-431-012, 17-04-431-015  
17-04-431-016  
17-04-431-017, 17-04-431-018  
123 W. OAK ST, CHGO, IL  
MMK202244.0021.MMK60191.WPF

103.00  
6 copies  
mm

7379 110 DB R 100

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THIS DOCUMENT  
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02/28/2020

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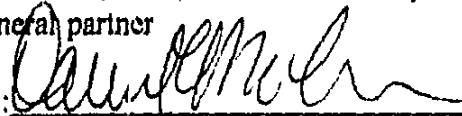
6. Exhibit E attached to the Declaration is hereby amended by adding page 5 attached hereto as Exhibit E and substituting the attached amended page 1 for the original page 1.

7. Except as expressly amended hereby, the Declaration shall remain in full force and effect in accordance with its terms. This First Amendment shall be effective from and after the recording thereof with the Recorder of Deeds of Cook County, Illinois.


IN WITNESS WHEREOF, the Owner has caused this instrument to be duly executed on the day and year first above written.

OAKCLUB LIMITED PARTNERSHIP, an Illinois limited partnership

By: Oak Club, Inc., an Illinois corporation, general partner

By:   
Its President

ATTEST:

  
Its: Secretary

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5/13/2014

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## CONSENT OF MORTGAGEE

First of America Bank - ~~Northeast~~ Illinois, N.A., <sup>Formerly known as First of America Bank - Northeast Illinois, N.A.</sup> holder of a note secured by a mortgage on the Property dated December 23, 1993 and recorded with the Recorder of Deeds of Cook County, Illinois, on December 29, 1993 as Document No. 03071799, and a First Amendment to Loan Documents recorded September 27, 1994 as Document No. 94838851, hereby consents to the execution of and recording of the above and foregoing First Amendment, and hereby subjects said mortgage and amendment to the provisions of the foregoing First Amendment and the Condominium Property Act of the State of Illinois. The foregoing and anything contained in the Declaration notwithstanding, nothing in the Declaration or First Amendment shall subordinate the lien of said mortgage and amendment to any lien of the Owner or the Association except as provided in Section 24 of the Declaration and this Consent shall not abrogate Owner's obligations, covenants and agreements to and with said mortgagee under said mortgage and amendment, including but not limited to the obligations, covenants and agreements contained in Section 54 of said mortgage and the need of Owner to obtain any consents of said mortgagee therein provided.

IN WITNESS WHEREOF, the said Bank has caused this instrument to be signed by its duly authorized officers on its behalf on this 26<sup>th</sup> day of April, 1995.

By: [Signature]

Its: VICE PRESIDENT

ATTEST:

[Signature]  
Its attorney

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11/15/2024





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Property of Cook County Clerk's Office

12/15/2010

12/15/2010

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STATE OF ILLINOIS )  
 ) SS.  
COUNTY OF COOK )

I, Mindy J. Schwartz, a Notary Public in and for said County and State, do hereby certify that David A. Smith and attorney, the Vice President and attorney, respectively, of First of America Bank - ~~Northeast~~ Illinois, N.A. ("Bank"), personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Vice President and attorney appeared before me this day in person and acknowledged that they signed, sealed and delivered said instrument as their free and voluntary act, and as the free and voluntary act of said Bank, for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal this 26<sup>th</sup> day of April, 1995.

Formerly known as  
First of America Bank - Northwest, Illinois, N.A.

[Signature]  
Notary Public



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## SCHEDULE A

### ADDITIONAL PARCEL

Lots 1 to 8, inclusive, and that part of Lot 17 lying East of a Line that is 165.59 feet West of and parallel to the East Line of Lots 1 through 8, all in Southworth and Holmes Subdivision of the North Half of Block 11 of Bushnell's Addition to Chicago in the East Half of the Southeast Quarter of Section 4, Township 39 North, Range 14, East of the Third Principal Meridian, together with Lots 9, 10, 11 and 12 in the Subdivision of the South Half of Block 11 (except the West 171.25 feet thereof) in Bushnell's Addition to Chicago in the East Half of the Southeast Quarter of Section 4, Township 39 North, Range 14, East of the Third Principal Meridian, together with All the vacated alley lying West of and adjoining Lots 1 to 8, both inclusive, in Southworth and Holmes Subdivision, aforesaid, and East of the Northern extension of the West Line of Lots 9, 10, 11 and 12 in said Subdivision of the South Half (except the West 171.25 feet thereof) of Block 11 of Bushnell's Addition to Chicago, aforesaid, all taken as a tract; except therefrom that part lying West and South of the following described line: commencing at the Northeast corner of Lot 1 in Southworth and Holmes Subdivision aforesaid; Thence South  $00^{\circ} 00' 00''$  West along the East line of Lots 1 to 4 aforesaid, 83.10 feet to the point of beginning; Thence North  $89^{\circ} 48' 10''$  West 202.15 feet; Thence North  $00^{\circ} 00' 00''$  East 83.10 feet to a point in the North line of said tract 202.15 feet West of the Northeast corner thereof, in Cook County, Illinois.

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## SCHEDULE B

Lots 1 to 8, inclusive, and that part of Lot 17 lying East of a Lane that is 165.59 feet West of and parallel to the East Line of Lots 1 through 8, all in Southworth and Holmes Subdivision of the North Half of Block 11 of Bushnell's Addition to Chicago in the East half of the Southeast Quarter of Section 4, Township 39 North, Range 14, East of the Third Principal Meridian, together with Lots 9, 10, 11 and 12 in the Subdivision of the South Half of Block 11 (except the West 171.25 feet thereof) in Bushnell's Addition to Chicago in the East Half of the Southeast Quarter of Section 4, Township 39 North, Range 14, East of the Third Principal Meridian, together with All the vacated alley lying West of and adjoining Lots 1 to 8, both inclusive, in Southworth and Holmes Subdivision, aforesaid, and East of the Northern extension of the West Line of Lots 9, 10, 11 and 12 in said Subdivision of the South Half (except the West 171.25 feet thereof) of Block 11 of Bushnell's Addition to Chicago, aforesaid, all taken as a tract; except therefrom that part lying West of the following described lines; beginning at a point on the North line of said tract 202.15 feet North 89° 48' 10" West of the Northeast corner thereof; Thence South 00° 00' 00" West 83.10 feet; Thence South 89° 48' 10" East 116.15 feet; Thence South 00° 11' 50" West 80.67 feet; Thence North 89° 48' 10" West 65.79 feet; Thence South 00° 11' 50" West 6.29 feet to the South line of Lot 17 aforesaid, in Cook County, Illinois.

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## EXHIBIT A

Units 1-A, 2-A, 3-B, 4-A, 5-B, 6-B, 7/8, 9-B, 10-A, 11-A, 12-A, 13B, 14A, 15B, 16A, 17B, 18B, 19A, 20B, 21A, 22A, 23B, 24A, 25C, 26D, 27C, 28D, 29C, 30D, 31C, 32D, 33C, 34D, 35C and 36D in The Oakclub Condominium as delineated on the Plat of Survey of the following described parcel of real estate:

Lots 1 to 8, inclusive, and that part of Lot 17 lying East of a Lane that is 165.59 feet West of and parallel to the East Line of Lots 1 through 8, all in Southworth and Holmes Subdivision of the North Half of Block 11 of Bushnell's Addition to Chicago in the East half of the Southeast Quarter of Section 4, Township 39 North, Range 14, East of the Third Principal Meridian, together with Lots 9, 10, 11 and 12 in the Subdivision of the South Half of Block 11 (except the West 171.25 feet thereof) in Bushnell's Addition to Chicago in the East Half of the Southeast Quarter of Section 4, Township 39 North, Range 14, East of the Third Principal Meridian, together with All the vacated alley lying West of and adjoining Lots 1 to 8, both inclusive, in Southworth and Holmes Subdivision, aforesaid, and East of the Northern extension of the West Line of Lots 9, 10, 11 and 12 in said Subdivision of the South Half (except the West 171.25 feet thereof) of Block 11 of Bushnell's Addition to Chicago, aforesaid, all taken as a tract; except therefrom that part lying West of the following described lines; beginning at a point on the North line of said tract 202.15 feet North 89° 48' 10" West of the Northeast corner thereof; Thence South 00° 00' 00" West 83.10 feet; Thence South 89° 48' 10" East 116.15 feet; Thence South 00° 11' 50" West 80.67 feet; Thence North 89° 48' 10" West 65.79 feet; Thence South 00° 11' 50" West 6.29 feet to the South line of Lot 17 aforesaid, in Cook County, Illinois.

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## EXHIBIT B

<u>Unit</u>	<u>Percentage Interest</u>
1-A	3.13%
2-A	3.31%
3-B	3.25%
4-A	3.31%
5-B	3.13%
6-B	3.31%
7/8	5.37%
9-B	3.25%
10-A	3.31%
11-A	3.19%
12-A	3.37%
13-B	3.13%
14-A	3.25%
15-B	3.01%
16-A	3.13%
17-B	3.01%
18-B	3.13%
19-A	3.01%
20-B	3.13%
21-A	3.01%
22-A	3.13%
23-B	3.19%
24-A	3.13%
25-C	1.71%
26-D	2.42%
27-C	1.71%

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11/15/11

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<u>Unit</u>	<u>Percentage Interest</u>
28-D	
29-C	2.36%
30-D	1.71%
31-C	2.36%
32-D	1.71%
33-C	2.36%
34-D	1.71%
35-C	2.36%
36-D	1.89%
	<u>2.51%</u>
	100.00%

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## EXHIBIT D

### ADDITIONAL PROPERTY

Lots 1 to 8, inclusive, and that part of Lot 17 lying East of a Line that is 165.59 feet West of and parallel to the East Line of Lots 1 through 8, all in Southworth and Holmes Subdivision of the North Half of Block 11 of Bushnell's Addition to Chicago in the East Half of the Southeast Quarter of Section 4, Township 39 North, Range 14, East of the Third Principal Meridian, together with Lots 9, 10, 11 and 12 in the Subdivision of the South Half of Block 11 (except the West 171.25 feet thereof) in Bushnell's Addition to Chicago in the East Half of the Southeast Quarter of Section 4, Township 39 North, Range 14, East of the Third Principal Meridian, together with All the vacated alley lying West of and adjoining Lots 1 to 8, both inclusive, in Southworth and Holmes Subdivision, aforesaid, and East of the Northern extension of the West Line of Lots 9, 10, 11 and 12 in said Subdivision of the South Half (except the West 171.25 feet thereof) of Block 11 of Bushnell's Addition to Chicago, aforesaid, all taken as a tract; except therefrom that part lying East of the following described lines: beginning at a point on the North line of said tract 202.14 feet North 89° 48' 10" West of the Northeast corner thereof; Thence South 00° 00' 00" West 83.10 feet; Thence South 89° 48' 10" East 116.15 feet; Thence South 00° 11' 50" West 80.67 feet; Thence North 89° 48' 10" West 65.79 feet; Thence South 00° 11' 50" West 6.29 feet to the South line of Lot 17 aforesaid; Thence South 89° 48' 00" East 0.45 feet; Thence South 00° 03' 24" East along a West line of said tract 132.03 feet to a Southwest corner of said tract, in Cook County, Illinois.

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