

THIS INSTRUMENT PREPARED
BY AND RETURN TO:
DAVID J. O'KEEFE
Schain, Firsel & Burney, Ltd.
222 North LaSalle Street
Suite 1910
Chicago, Illinois 60601

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DEPT-01 RECORDING

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18630 JL #-96-487510
DEPT-01 RECORDER COOK COUNTY RECORDER

142222 TRAN 1024 06/25/96 09:43:00

18630 JL #-96-487510

COOK COUNTY RECORDER

MTC 2005400/gf

**SECOND AMENDMENT TO DECLARATION OF CONDOMINIUM
OWNERSHIP AND OF EASEMENTS, RESTRICTIONS,
COVENANTS AND BY-LAWS FOR RIDGE TERRACE CONDOMINIUM**

THIS SECOND AMENDMENT TO DECLARATION ("First Amendment") is made and entered into this 20th day of June, 1996 by the AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, AS TRUSTEE UNDER TRUST AGREEMENT DATED JUNE 20, 1995 AND KNOWN AS TRUST NUMBER 120525-02 (hereinafter referred to as the "Trustee").

WITNESSETH:

WHEREAS, by a Declaration of Condominium Ownership establishing a plan for condominium ownership pursuant to the Condominium Property Act of the State of Illinois for the Ridge Terrace Condominium recorded in the Office of the Recorder of Deeds of Cook County, Illinois on the 8th day of February, 1996 as Document Number 96109783 (as amended, hereinafter referred to as the "Declaration"), certain real estate was submitted to the Condominium Property Act of the State of Illinois (hereinafter referred to as the "Act"), said real estate being commonly known as the Ridge Terrace Condominium (hereinafter referred to as the "Condominium");

WHEREAS, said Declaration was amended by First Amendment to Declaration of Condominium Ownership and of Easements, Restrictions, Covenants and By-Laws for Ridge Terrace Condominium recorded in the Office of the Recorder of Deeds of Cook County, Illinois on the 31st day of May, 1996, as Document Number 96411981;

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WHEREAS, the Trustee is the Declarant under the terms of the Declaration and Section 4 of Article XIII of the Declaration reserves unto Declarant the right to amend the Declaration, *inter alia*, to correct clerical or typographical errors in the Declaration; and

WHEREAS, the legal description previously included in the Declaration and in the Plat attached thereto contains a clerical or typographical error in that certain language excluding from the legal description that portion of the Property (as defined in the Declaration) lying in Ridge Avenue was inadvertently omitted from the legal description, notwithstanding that the Plat as drawn accurately depicts said Property;

NOW, THEREFORE, Trustee, in accordance with Section 4(d) of Article XIII of the Declaration and for the purposes set forth hereinabove, hereby declares that the Declaration be, and the same is hereby, amended by deleting therefrom, wherever it appears, the legal description attached hereto as Exhibit "A" and substituting therefor, wherever it appears, the legal description attached hereto as Exhibit "B".

This Second Amendment is executed by Declarant as Trustee and not individually, in the exercise of any power and authority conferred upon and vested in it as such Trustee (and Declarant hereby warrants that it possesses full power and authority to execute this instrument). It is expressly understood and agreed by every Person hereafter claiming any interest under this Second Amendment to Declaration that Declarant, as Trustee as aforesaid and not personally, has joined in the execution of this Second Amendment to Declaration for the sole purpose of subjecting the title holding interest and the trust estate described herein to the terms of this Second Amendment to Declaration; that no personal liability or personal responsibility is assumed by nor shall at any time be asserted or enforceable against the Declarant or any of the beneficiaries under such Trust Agreement on account of this Second Amendment or on account of any representation, obligation, duty, covenant or agreement of Declarant in this instrument contained either express or implied, all such personal liability, if any, being expressly waived and released; and further, that no duty shall rest upon Declarant, either personally or as such Trustee, to sequester trust assets, rentals, avails or proceeds of any kind, or otherwise to see to the fulfillment or discharge of any obligation, express or implied, arising under the terms of this Second Amendment to Declaration, except where Declarant is acting pursuant to direction as provided by the terms of such Trust Agreement and after the Declarant has first been supplied with funds required for this purpose. In the event of conflict between the terms of this Paragraph and of the remainder of this Second Amendment to Declaration, or in the event of any apparent liability or obligation resting upon Declarant, this exculpatory provision hereof shall be controlling.

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IN WITNESS WHEREOF, American National Bank and Trust Company of Chicago, not individually, but as Trustee aforesaid, has caused its seal to be affixed hereunder and has caused its name to be signed to these presents by its _____ President and attested by its _____ this _____ day of June, A.D., 1996.

AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, as Trustee aforesaid and not individually

(SEAL)

BY: _____
Its: _____

ATTEST:

By: _____
Its: _____

ASSISTANT VICE PRESIDENT

ASSISTANT SECRETARY

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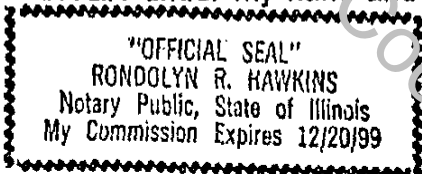
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STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, RONDOLYN R. HAWKINS, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY THAT GREGORY S. KASPRZYK, ASSISTANT VICE PRESIDENT of American National Bank and Trust Company of Chicago, and MICHAEL WHELAN, ASSISTANT SECRETARY thereof, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such ASSISTANT VICE PRESIDENT and ASSISTANT SECRETARY, respectively, appeared before me this day in person and acknowledged that they signed and delivered the same instrument as their own free and voluntary act and as the free and voluntary act of said Bank, for the uses and purposes therein set forth; and the said ASSISTANT SECRETARY did also then and there acknowledge that (s)he, as custodian of the corporate seal of said Bank, did affix the corporate seal of said Bank to said instrument as (his) (her) own 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 25 day of June, A.D. 1996.



Rondolyn R. Hawkins
Notary Public

djo/agreemen/ridge-1s.2am
draft #1: 06/20/96 djo

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EXHIBIT "A"

LEGAL DESCRIPTION

PARCEL 1:

LOT 15 IN BLOCK 4 IN EVANSTON HEIGHTS, A SUBDIVISION OF LOTS 16 AND 18 AND (EXCEPT THE WEST 198 FEET OF THE NORTH 94 FEET) LOT 15 AND (EXCEPT THE WEST 198 FEET) LOT 20 IN COUNTY CLERKS DIVISION IN THE NORTHWEST 1/4 OF SECTION 30, TOWNSHIP 41 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THAT PART OF THE NORTHWEST 1/4 OF SECTION 30, TOWNSHIP 41 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE CENTER LINE OF RIDGE AVENUE AND THE SOUTH LINE EXTENDED EAST OF LOT 15 IN BLOCK 4 IN EVANSTON HEIGHTS AFORESAID; THENCE SOUTHERLY ALONG SAID CENTER LINE TO A POINT 368 FEET SOUTH OF THE NORTH LINE OF THE SOUTH 1/2 OF THE NORTHWEST 1/4 OF SAID SECTION, BEING THE NORTHEAST CORNER OF RIDGE VIEW SUBDIVISION IN SAID NORTHWEST 1/4; THENCE WEST ALONG SAID NORTH LINE 233 FEET; THENCE NORTHERLY, PARALLEL WITH THE CENTER LINE OF RIDGE ROAD, TO THE SOUTH LINE OF LOT 15 IN BLOCK 4 IN EVANSTON HEIGHTS AFORESAID, EXTENDED WEST; THENCE EAST ALONG THE SOUTH LINE OF LOT 15 AND SAID SOUTH LINE EXTENDED, TO THE PLACE OF BEGINNING (EXCEPT THE WESTERLY 17.93 FEET THEREOF DEDICATED FOR PUBLIC ALLEY BY PLAT FILED AS DOCUMENT NUMBER 1337290), IN COOK COUNTY, ILLINOIS.

PERMANENT INDEX NO.: 11-30-116-018-0000
11-30-116-019-0000

COMMONLY KNOWN AS: 950 HARVARD TERRACE,
EVANSTON, ILLINOIS 60201

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EXHIBIT "B"

LEGAL DESCRIPTION

PARCEL 1:

LOT 15 IN BLOCK 4 IN EVANSTON HEIGHTS, A SUBDIVISION OF LOTS 16 AND 18 AND (EXCEPT THE WEST 198 FEET OF THE NORTH 94 FEET) LOT 15 AND (EXCEPT THE WEST 198 FEET) LOT 20 IN COUNTY CLERKS DIVISION IN THE NORTHWEST 1/4 OF SECTION 30, TOWNSHIP 41 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THAT PART OF THE NORTHWEST 1/4 OF SECTION 30, TOWNSHIP 41 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE CENTER LINE OF RIDGE AVENUE AND THE SOUTH LINE EXTENDED EAST OF LOT 15 IN BLOCK 4 IN EVANSTON HEIGHTS AFORESAID; THENCE SOUTHERLY ALONG SAID CENTER LINE TO A POINT 368 FEET SOUTH OF THE NORTH LINE OF THE SOUTH 1/2 OF THE NORTHWEST 1/4 OF SAID SECTION, BEING THE NORTHEAST CORNER OF RIDGE VIEW SUBDIVISION IN SAID NORTHWEST 1/4; THENCE WEST ALONG SAID NORTH LINE 233 FEET; THENCE NORTHERLY, PARALLEL WITH THE CENTER LINE OF RIDGE ROAD, TO THE SOUTH LINE OF LOT 15 IN BLOCK 4 IN EVANSTON HEIGHTS AFORESAID, EXTENDED WEST; THENCE EAST ALONG THE SOUTH LINE OF LOT 15 AND SAID SOUTH LINE EXTENDED, TO THE PLACE OF BEGINNING (EXCEPT THE WESTERLY 17.87 FEET THEREOF DEDICATED FOR PUBLIC ALLEY BY PLAT FILED AS DOCUMENT NUMBER 1337290 AND EXCEPT THAT PORTION THEREOF LYING IN RIDGE AVENUE), IN COOK COUNTY, ILLINOIS.

PERMANENT INDEX NO.: 11-30-116-018-0000
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COMMONLY KNOWN AS: 950 HARVARD TERRACE,
EVANSTON, ILLINOIS 60201

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