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PLAT

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**PLEASE
READ WITH THIS
DOCUMENT**

TWENTY-SECOND AMENDMENT TO DECLARATION OF
CONDOMINIUM OWNERSHIP FOR
THE OAKWOOD HILLS CONDOMINIUM ASSOCIATION

DEPT-01 RECORDING \$84.00
T45555 TRAN 8467 07/23/96 13:44:00
40933 + JJ *--96--558854
COOK COUNTY RECORDER

THIS INSTRUMENT WAS PREPARED BY AND WHEN RECORDED
SHOULD BE MAILED TO:

Irwin E. Leiter, Esq.
LAW OFFICES OF IRWIN E. LEITER
1301 W. 22nd Street
Suite 210
Oak Brook, Illinois 60521
(708) 571-7767

ADDRESS OF PROPERTY COVERED BY AMENDMENT:

PERMANENT REAL ESTATE INDEX NO.: 06-19-200-038

406 A, B, C, & D WOODVIEW CIRCLE, ELGIN, IL, 60120

408 A, B, C, & D WOODVIEW CIRCLE, ELGIN, IL, 60120

06/96

F		A
F		F
		V
I		(M) JM

RECORDING FEE \$ 84.00
DATE 7/23/96 COPIES 6
OK JM

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10/15/2009

10/15/2009

10/15/2009 10:15:00 AM

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40933 4 JJ * - 96 - 558854

145535 TRAN 8467 07/23/96 13:45:00

18 DEPT-01 RECORDING

484.00

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TWENTY-SECOND AMENDMENT TO DECLARATION OF
CONDOMINIUM OWNERSHIP FOR
THE OAKWOOD HILLS CONDOMINIUM ASSOCIATION

THIS AMENDMENT to the Declaration of Condominium Ownership for the Oakwood Hills Condominium Association (hereinafter referred to as the "Amendment") is executed by Parkway Bank and Trust Company, as Trustee under Trust Agreement dated September 3, 1992, and known as Trust No. 10420, and not personally, (hereinafter referred to as the "Declarant");

W I T N E S S E T H:

WHEREAS, Declarant recorded the Declaration of Condominium Ownership for the Oakwood Hills Condominium (hereinafter referred to as the "Declaration") on May 26, 1993 in the Office of the Recorder of Deeds of Cook County, Illinois, as Document No. 93-401383; and

WHEREAS, the Declaration, submitted certain real estate to the provisions of the Condominium Property Act of the State of Illinois (hereinafter referred to as the "Act") described in Exhibit "A" attached hereto (hereinafter referred to as the "Submitted Parcel"); and

WHEREAS, pursuant to the Act, as amended, under Article Nine of the Declaration, Declarant reserved the rights and powers to annex, add, submit and subject to the provisions of the Act and the Declaration any part or all of the Development Parcel, as described in Exhibit "E" of the Declaration, to the Submitted Parcel and thereby add to the plan of condominium ownership created by the

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Declaration; and

WHEREAS, Declarant, pursuant to Article Nine of the Declaration, desires to annex, add, submit and subject a portion of the Development Area described in Exhibit "B", attached hereto (hereinafter referred to as the "Additional Parcel") to the Declaration and the Act and add to the plan of condominium ownership; and

WHEREAS, the Additional Parcel is now improved with one (1) building for a total of eight (8) residential units; and

WHEREAS, Declarant desires to amend the Declaration as it relates to the Plat of Condominium Survey (Exhibit "B" of the Declaration) and to the percentage of ownership interest in the Common Elements for the condominium Units (Exhibit "C" of the Declaration), by changing the percentage ownership due to the addition of the Development Area described in Exhibit "B".

NOW, THEREFORE, Declarant does hereby declare that the Declaration is amended as follows:

1. The Additional Parcel is hereby annexed to and made a part of the real estate described in the Declaration and in Exhibit "A" as attached hereto, and, together with all improvements and structures now or hereafter erected, constructed or contained thereon or therein, is submitted to the Declaration and the Act.

2. Exhibit "B" of the Declaration, the "Plat of Condominium Survey", is hereby amended by adding the Additional Parcel as described and delineated in the Plat of Survey attached hereto as Exhibit "B", together with the Units depicted thereon.

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3. Exhibit "C" of the Declaration, "Schedule of Percentage of Interests in Common Elements", is hereby deleted and an amended Exhibit "C" attached hereto as Exhibit "C" is substituted therefor.

4. The Common Elements contained in the Additional Parcel are hereby granted and conveyed to the Unit Owners subject to the provisions of the Act and the Declaration.

5. The covenants, conditions, restrictions and easements contained in the Declaration, as amended by this instrument, shall run with and bind the Condominium Property, including the Additional Parcel.

6. As expressly hereby amended, the Declaration shall continue in full force and effect in accordance with its terms and, except as herein specifically amended, the Declaration is ratified and confirmed. In the event of any inconsistency between this Amendment and the Declaration, this Amendment shall control.

IN WITNESS WHEREOF, the Declarant as aforesaid has caused its seal to be affixed hereunder and has caused its name to be signed by these presents by its Vice President and attested by its Trust Officer this 6TH day of July, 1996.

THE SIGNATURE OF PARKWAY BANK & TRUST CO. IS BASED SOLELY UPON INFORMATION FURNISHED BY THE STIPENDIARY OR BENEFICIARIES OF THE AFORESAID TRUST. THE UNDERSIGNED HAS NO PERSONAL KNOWLEDGE OF ANY OF THE FACTS OR STATEMENTS HEREIN CONTAINED.

SEAL

Parkway Bank and Trust Company
as Trustee as aforesaid and not
individually

BY: [Signature]
ASSISTANT TRUST OFFICER Vice President

ATTEST:

[Signature]
TRUST OFFICER / ASSISTANT CASHIER

This Agreement is signed by Parkway Bank & Trust Co. but individually but solely as Trustee under a certain Trust Agreement known as Trust No. 10422. Said Trust Agreement is hereby made a part hereof and any claims against said Trustee which may result from the execution of this Agreement shall be payable only out of any trust property which may be held thereunder, and said Trustee shall not be personally liable for the performance of any of the terms and conditions of this agreement or for the validity or condition of the title of said property or for any agreement with respect thereto. Any and all personal liability of Parkway Bank and Trust Co. is hereby expressly waived by the parties hereto and their respective successors and assigns.

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CONSENT OF MORTGAGEE

Construction Mortgage
PARKWAY BANK AND TRUST COMPANY, an Illinois corporation, holder of two ~~trust deeds~~ encumbering the Property dated *February 16, 1993 and August 10, 1995* and recorded *March 31, 1993 & Sept. 5, 1995* as Document Number *93238417* and *95623052*, respectively, hereby consents to the execution and recording of the within Declaration and agrees that its lien shall be subject to the provisions of the Declaration as amended by this Amendment.

IN WITNESS WHEREOF, PARKWAY BANK AND TRUST COMPANY has caused this instrument to be signed by its duly authorized officers on its behalf.

DATED this *6th* day of *July*, 1996.

(S E A L)

PARKWAY BANK AND TRUST
COMPANY, an Illinois corporation

By: *Marianne J. Wagner*
Its ~~Asst.~~ Vice President

ATTEST:

By: *Carl A. ...*
Its Mtg. Loan Officer

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EXHIBIT "A"

Property Subject to the Condominium Declaration

"Submitted Parcel".

LOTS 1, 2, 3, 4, 5, 6, 7, 9, 10, 11, 12, 13 AND 14 IN OAKWOOD HILLS UNIT 1, AND LOTS 15, 16, 17, 18, 19, 20, 21, 22, 23 AND 24 IN OAKWOOD HILLS UNIT 2, A SUBDIVISION OF PART OF THE SOUTH HALF OF SECTION 18 AND PART OF THE NORTH HALF OF SECTION 19, ALL IN TOWNSHIP 41 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED DECEMBER 11, 1992 AS DOCUMENT NO. 92935093, IN COOK COUNTY, ILLINOIS.

AND

LOT 26 IN OAKWOOD HILLS UNIT 3, A SUBDIVISION OF PART OF THE SOUTH HALF OF SECTION 18 AND PART OF THE NORTH HALF OF SECTION 19, ALL IN TOWNSHIP 41 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO THE PLAT THEREOF RECORDED NOVEMBER 17, 1995 AS DOCUMENT 95801163.

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EXHIBIT "C"

List of Units and Percentages Interest in the Common Elements

7 A1-1	.541574
7 A2-1	.609081
7 B1-1	.508582
7 B2-1	.514673
5 A1-1	.541574
5 A2-1	.609081
5 B1-1	.508582
5 B2-1	.514673
5 A1-2	.541574
5 A2-2	.609081
5 B1-1	.508582
5 B2-2	.514673
6 A1-1	.541574
6 A2-1	.609081
6 B1-1	.508582
6 B2-1	.514673
6 A1-2	.541574
6 A2-2	.609081
6 B1-2	.508582
6 B2-2	.514673
14 A1-1	.541574
14 A2-1	.609081
14 B1-1	.508582
14 B2-1	.514673
14 A1-2	.541574
14 A2-2	.609081
14 B1-2	.508582
14 B2-2	.514673
13 A1-1	.541574
13 A2-1	.609081
13 B1-1	.508582
13 B2-1	.514673
13 A1-2	.541574
13 A2-2	.609081
13 B1-2	.508582
13 B2-2	.514673
10 A1-1	.541574
10 A2-1	.609081
10 B1-1	.508582
10 B2-1	.514673
10 A1-2	.541574
10 A2-2	.609081
10 B1-2	.508582
10 B2-2	.514673

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24 A1-1	.541574
24 A2-1	.609081
24 B1-1	.508582
24 B2-1	.514673
24 A1-2	.541574
24 A2-2	.609081
24 B1-2	.508582
24 B2-2	.514673

15 A1-1	.541574
15 A2-1	.609081
15 B1-1	.508582
15 B2-1	.514673
15 A1-2	.541574
15 A2-2	.609081
15 B1-2	.508582
15 B2-2	.514673

16 A1-1	.541574
16 A2-1	.609081
16 B1-1	.508582
16 B2-1	.514673
16 A1-2	.541574
16 A2-2	.609081
16 B1-2	.508582
16 B2-2	.514673

17 A1-1	.541574
17 A2-1	.609081
17 B1-1	.508582
17 B2-1	.514673
17 A1-2	.541574
17 A2-2	.609081
17 B1-2	.508582
17 B2-2	.514673

23 A1-2	.541574
23 A2-2	.609081
23 B1-2	.508582
23 B2-2	.514673

19 A1-1	.541574
19 A2-1	.609081
19 B1-1	.508582
19 B2-1	.514673
19 A1-2	.541574
19 A2-2	.609081
19 B1-2	.508582
19 B2-2	.514673

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21 A1-1	
21 A2-1	.541574
21 B1-1	.609081
21 B2-1	.508582
21 A1-2	.514673
21 A2-2	.541574
21 B1-2	.609081
21 B2-2	.508582
	.514673
18 A1-1	
18 A2-1	.541574
18 B1-1	.609081
18 B2-1	.508582
18 A1-2	.514673
18 A2-2	.541574
18 B1-2	.609081
18 B2-2	.508582
	.514673
22 A1-1	
22 A2-1	.541574
22 B1-1	.609081
22 B2-1	.508582
22 A1-2	.514673
22 A2-2	.541574
22 B1-2	.609081
22 B2-2	.508582
	.514673
20 A1-1	
20 A2-1	.541574
20 B1-1	.609081
20 B2-1	.508582
20 A1-2	.514673
20 A2-2	.541574
20 B1-2	.609081
20 B2-2	.508582
	.514673
26 A1-1	
26 A2-1	.541574
26 B1-1	.609081
26 B2-1	.508582
26 A1-2	.514673
26 A2-2	.541574
26 B1-2	.609081
26 B2-2	.508582
	.514673

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29 A1-1\	.541574
29 A2-1✓	.609081
29 B1-1✓	.508582
29 B2-1✓	.514673
29-A1-2✓	.541574
29-A2-2✓	.609081
29-B1-2✓	.508582
29-B2-2✓	<u>.514813</u>

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