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PLAT VIEW THIS DOCUMENT

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FIRST AMENDMENT TO DECLARATION OF CONDOMINIUM OWNERSHIP AND OF EASEMENTS, RESTRICTIONS AND COVENANTS FOR ALSIP INDUSTRIAL PARTNERS CONDOMINIUM #1

THIS DECLARATION made and entered into this 25th day of November, 1996 by HERITAGE TRUST COMPANY AS TRUSTEE UNDER TRUST AGREEMENT DATED DECEMBER 7, 1988 AND KNOWN AS TRUST NUMBER 88-3507 AND NOT PERSONALLY (hereinafter referred to as the "Declarant").

DEPT-01 RECORDING 183.00
T#5555 TRAN 6503 11/27/96 15:04:00
#2377 ; LM *-96-905054
COOK COUNTY RECORDER

WITNESSETH

WHEREAS, Declarant has recorded in the Office of the Recorder of Deeds of Cook County, Illinois on November 9, 1994 as Document 94-956364 a Declaration of Condominium Ownership (hereinafter called the DECLARATION) by which certain real estate (hereinafter called PROPERTY) was submitted to the Condominium Property Act of the State of Illinois (hereinafter called the ACT), said Condominium being known as the ALSIP INDUSTRIAL PARTNERS CONDOMINIUM #1 (hereinafter called the CONDOMINIUM); and

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WHEREAS, under ARTICLE XII of the Declaration the right is reserved to annex and add certain real estate to the Property described in the Declaration, and thereby add to the Condominium; and

Handwritten initials and a signature: FMIM

RECORDING FEE \$ 83⁰⁰
DATE 11-27-96 COPIES 6
OR FM

THIS INSTRUMENT WAS PREPARED BY
JOHN H. PAROLONA
136 Shore Drive
Burr Ridge, Illinois 60521

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WHEREAS, under ARTICLE XII of the Declaration a power coupled with an interest is granted to Declarant and the Developer, ALSIP INDUSTRIAL PARTNERS, an Illinois Partnership and each of these singly as attorney-in-fact to shift the percentage of ownership in the Common Elements appurtenant to each Unit to the percentages set forth in an Amended Declaration; and

WHEREAS, Trustee is the legal title holder of record and wishes to annex and add to said Property and thereby submits to the Act as part of the Condominium the following real property (hereinafter called the "Additional Property"):

THE EAST 314.00 FT. (EXCEPT THE EAST 155.10 FT.) OF THAT PART OF LOT 2, LYING SOUTH OF THE SOUTH LINE OF 120TH STREET, IN ALSIP INDUSTRIAL PARTNERSHIP SUBDIVISION, BEING A SUBDIVISION IN THE NORTHEAST 1/4 OF SECTION 29, TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, AS PER PLAT THEREOF RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS ON SEPTEMBER 29, 1989, AS DOCUMENT NO. 89-462578, ALL IN COOK COUNTY, ILLINOIS.

Now Known As

LOT 10 IN ALSIP INDUSTRIAL PARTNERS RESUBDIVISION OF LOTS 1 AND 2 IN ALSIP INDUSTRIAL PARTNERS SUBDIVISION BEING A SUBDIVISION IN THE NORTHEAST 1/4 OF SECTION 29, TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN AS PER PLAT RECORDED ON SEPTEMBER 29, 1989 AS DOCUMENT NO. 89-462578, ALL IN COOK COUNTY, ILLINOIS.

Tax No. 24-29-201-029

Address: 5613 W. 120th St.
Alsip, Ill 60638

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which Property is the Additional Property described in said Declaration; and

WHEREAS, the Additional Property is now improved with industrial units.

NOW, THEREFORE, the Declarant, as legal title holder of the Additional Property and for the purpose above set forth, hereby declares that the Declaration be, and hereby is, amended as follows:

1. The Additional Property is hereby annexed to the property as set forth on Page 1 of the Declaration, and is hereby submitted to the provisions of the Act as a part of the Condominium in accordance with, and shall be deemed to be governed in all respects by, the terms and provisions of the Declaration.

2. The legal description of the Units referred to in ARTICLE II, Paragraph A of the Declaration is hereby amended to read as follows:

Units 101, 102, 103, 104, 105, 106, 107 and 108 in Alsip Industrial Partners Condominium #1 as delineated on the survey of the following described real estate:

LOTS 10 AND 11 IN ALSIP INDUSTRIAL PARTNERS RESUBDIVISION OF LOTS 1 AND 2 IN ALSIP INDUSTRIAL PARTNERS SUBDIVISION, BEING A SUBDIVISION IN THE NORTHEAST 1/4 OF SECTION 29, TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, AS PER PLAT RECORDED ON SEPTEMBER 29, 1980 AS DOCUMENT NO. 89-462578, ALL IN COOK COUNTY, ILLINOIS.

as more fully described and shown on the Plat attached as EXHIBIT "A" to the Declaration, establishing a plan of Condominium ownership recorded in the Office of the Recorder of Deeds

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Cook County, Illinois as Document Number 94-956364 on November 9, 1994 and as shown on the Plats attached hereto as EXHIBIT "A" and consisting of one (1) Page.

3. Attached hereto is a Survey of the Additional Property consisting of Three (3) Pages, marked Pages 2 through 4. EXHIBIT "A" of the Declaration recorded as Document number 94-956364 is hereby amended by adding Pages 2 through 4 and any reference in the Declaration aforesaid to EXHIBIT "A" shall be deemed to refer to EXHIBIT "A" as hereby amended. Pages 2 through 4 hereby amend PAGE 1 of EXHIBIT "A" to show Additional Property.

4. EXHIBIT "B" attached to the Declaration aforesaid is hereby amended and superseded in its entirety by EXHIBIT "B" attached hereto, and the respective percentages of ownership in the Common Elements appurtenant to each Unit described in said EXHIBIT "B" to the Declaration prior to this Amendment are hereby reduced to the respective percentages set forth in EXHIBIT "B" hereto. Any reference in the Declaration to EXHIBIT "B" shall be deemed to refer to EXHIBIT "B" as amended hereby.

5. All the Unit owners and mortgage holders, by ALSIP INDUSTRIAL PARTNERS, an Illinois Partnership hereby consent to this Amendment to the Declaration pursuant to the power set forth in ARTICLE XII of the Declaration.

6. Except as expressly set forth herein, the Declaration shall remain in full force and effect in accordance with its terms.

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THIS DECLARATION is executed by the HERITAGE TRUST COMPANY, as Trustee as aforesaid, and not personally, in the exercise of the power and authority conferred upon and vested in it as such Trustee, (and the HERITAGE TRUST COMPANY hereby warrants that it possesses full power and authority to execute this instrument). It is expressly understood and agreed by every person, firm or corporation hereafter claiming any interest under this Declaration that the HERITAGE TRUST COMPANY, as Trustee aforesaid, and not personally, has joined in the execution of this Declaration for the sole purpose of subjecting the title-holding interest and the trust estate under said Trust No. 9391 to the terms of this Declaration; that any and all obligations, duties, covenants and agreements of every nature herein set forth by the HERITAGE TRUST COMPANY, a Trustee as aforesaid, to be kept or performed, are intended to be kept, performed and discharged by the beneficiaries under said Trust No. 88-3507 or their successors, and not by the HERITAGE TRUST COMPANY 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 obligations, express or implied, arising under the terms of this Agreement, except where said Trustee is acting pursuant to direction as provided by the terms of said Trust No. 88-3507 and after the Trustee has first been supplied with funds required for the purpose. In the event of conflict between the terms of this Paragraph and of the remainder of the Declaration on any question or apparent liability or obligation resting upon said Trustee, the exculpatory provisions hereof shall be controlling.

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IN WITNESS WHEREOF, the said HERITAGE TRUST COMPANY, as Trustee as
aforesaid and not individually, has caused its corporate seal to be affixed hereunto and has caused
its name to be signed to these presents by its Assistant Trust Officer and attested to by its
Trust Officer, this 25th day of November, 1996.

HERITAGE TRUST COMPANY, as Trustee as
aforesaid and not individually,

BY: Monica G. Wobleske
Assistant Trust Officer

ATTEST: [Signature]
[Signature]

ASSP INDUSTRIAL PARTNERS, an Illinois
Partnership, Holder of Power of Amendment,
pursuant to Article XII (A).

BY: Charles J. Seby
Partner

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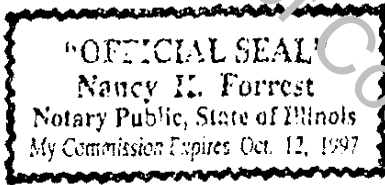
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STATE OF ILLINOIS)
) SS:
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY, that the above named Donna J. Wickham and Joyce V. ... of the HERITAGE TRUST COMPANY, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Assistant Trust Officer and _____ respectively, appeared before me this day in person and acknowledge that they signed and delivered the said instrument as their own free and voluntary act and as the free and voluntary act of said Trust Company, for the uses and purposes set forth herein; and the said Trust Officer, as custodian of the corporate seal of said Company, caused the corporate seal of said Company to be affixed to said instrument as said _____'s own free and voluntary act and as the free and voluntary act of said Company for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal this 25th day of November, 1996.



Nancy H. Forrest
Notary Public

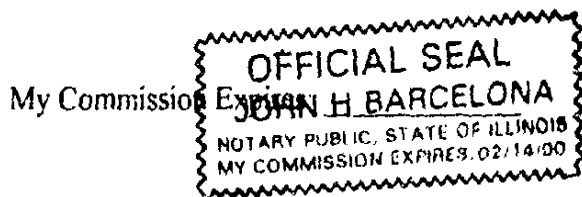
(SEAL)

STATE OF ILLINOIS)
) SS:
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for the County and State aforesaid, do hereby certify that Charles J. Febel, Partner of ALSIP INDUSTRIAL PARTNERS, an Illinois Partnership, personally appeared before me this day in person and acknowledged that he signed and delivered the said instrument as his free and voluntary act this 25th day of November, 1996.

[Signature]
Notary Public

(SEAL)



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EXHIBIT "B"

TO

DECLARATION OF CONDOMINIUM OWNERSHIP
AND EASEMENTS, RESTRICTIONS AND
COVENANTS FOR ALSIP INDUSTRIAL
PARTNERS CONDOMINIUM #1

<u>UNIT NUMBER</u>	<u>% OWNERSHIP OF COMMON ELEMENTS</u>
101	13.356%
102	8.661%
103	8.661%
104	8.661%
105	2.518%
106	24.803%
107	9.112%
108	<u>18.225%</u>
TOTAL	100.000%

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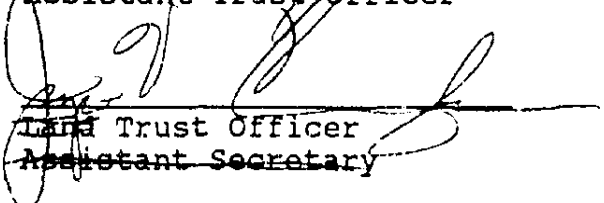
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GENERAL RIDER

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

HERITAGE TRUST COMPANY


Assistant Trust Officer


Lana Trust Officer
Assistant Secretary

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