

# UNOFFICIAL COPY

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08/06/97

Amendment to Declaration of Condominium Ownership & By-Laws  
Establishing a Plan for Condominium Ownership  
of Premises at  
6872-6886 W. Touhy Avenue, Niles, Illinois  
Pursuant to Condominium Property Act of Illinois  
"Burning Bush Condominium"

### Legal Description:

Lot 4 in Circuit Court Partition of Lot 2 in West and Others Subdivision of parts of Lot 1 and of Lot 18 in Assessors Division in the Southwest Quarter of Section 30, and of Lot 8 in Assessors Division of Jane Miranda's Reserve, and of Lot 11 of Assessors Division of the Southwest quarter of Section 30, all in Township 41 North, Range 13, East of the Third Principal Meridian, (except that part thereof described as follows, to-wit: Beginning at a point in the West line of Lot 4 aforesaid 9.93 feet North of the Southwest corner thereof; thence Southeasterly along an arc of a circle having a radius of 1041.51 feet for a distance of 44.67 feet to a point in the Southerly line of Lot 4 aforesaid, 46.07 feet Easterly of the Southwest corner thereof; thence Southwesterly along the Southerly line of Lot 4 aforesaid 46.07 feet to the Southwest corner thereof; thence Northerly along the West line of Lot 4 aforesaid 9.93 feet to the point of beginning) all in Cook County, Illinois. Also,

That part of Lot 12 in West and Others Subdivision of parts of Lot 1 and of Lot 18 in Assessors Division of part of the Southwest Quarter of Section 30, and Lot 8 in Jane Miranda's Reserve in the Southwest quarter of Section 30, Township 41 North, Range 13, East of the Third Principal Meridian, described as follows: Beginning at the point of intersection of the center line of School Street and the Northerly line of Touhy Avenue, said point being 45.52 feet Easterly (as measured on the Southerly line of lot 4) of the Southwest corner of said Lot 4; thence Southeasterly along the North line of Touhy Avenue which is a curved line having a radius of 1041.51 feet to the point of intersection of the Northerly line of Touhy Avenue and the Southerly line of School Street; thence Northerly 24.75 feet on a line perpendicular to the Southerly line of School Street to a point on the center line of School Street; thence Westerly along the center line of School Street to the point of beginning all in Cook County, Illinois.

PIN: 10-30-317-045-1001  
to  
10-30-317-045-1048

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Pursuant to Condominium Property Act of Illinois  
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## Amendment to ARTICLE IX

### NEW:

1.(a) To assure a community of congenial residents, to protect the value of the apartment units, to ensure the stability and financial integrity of the condominium community, and to further the continuous harmonious development of the condominium community, beginning March 1, 1997, no more than 20% (Twenty percent) of the total of all owner's units can be leased or rented, or subleased, at any one time.

1.(b) A Unit Owner may lease or subleased his Unit, (but not less than his entire Unit, unless such Unit is owned as such) at any time provided that: (1) no Unit may be leased for a term of less than one (1) year; (2) no Unit may be leased without a written lease or sublease; (3) a copy of such lease or sublease shall be furnished to the Board within seven (7) days for written consent and approval from the Board; (4) the terms of all written leases or subleases shall incorporate, or be deemed to incorporate, all the provisions of the condominium documents, including all covenants, conditions and restrictions set forth in this Declaration, By-Laws, and Board Rules and Regulations; and (5) no unit owner shall lease or rent, nor shall approval be given, until and unless all assessments past due are paid or their payment provided for, to the satisfaction of the Board, and unless the proposed lessee can qualify as to use restrictions.

Dated:

Approved by Board: 3-16-97  
*Mary Ann Smith, Pres.*  
*Leslie S. Huselick Vice Pres.*  
*Patricia Hill Treasurer*

COOK COUNTY  
RECORDER  
JESSE WHITE  
SKOKIE OFFICE

Law Office of  
ALAN H. KLEN AND ASSOCIATES  
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Chicago, IL 60640

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