



99802819

**AMENDMENT TO THE  
DECLARATION OF CONDOMINIUM  
OWNERSHIP AND OF EASEMENTS,  
RESTRICTIONS, COVENANTS AND  
BY-LAWS FOR ROYAL TERRACE  
CONDOMINIUM ASSOCIATION**

This Amendment to Declaration made and entered into the 28<sup>th</sup> day of July, 1999, is an amendment to that certain Declaration of Condominium Ownership and of Easements, Restrictions, Covenants and By-Laws for Royal Terrace Condominium Association (hereinafter referred to as "Declaration") recorded on January 29, 1985 as Document No. 27422810.

WITNESSETH.

WHEREAS, the Board of Directors and members of Royal Terrace (hereinafter referred to as the "Association") desire to amend the Declaration; and

For Use by Recorder's Office Only

WHEREAS, pursuant to Article XVIII, Section E of the Declaration, the Declaration may be amended by an instrument signed and acknowledged by the Board and the owners of at least seventy-five (75%) percent of the total vote at a meeting called for that purpose and containing an affidavit by an officer of the Board certifying that a copy of such instrument (without such affidavit) has been mailed by certified mail to all mortgagees having bona fide liens of record against any Unit not less than ten (10) days prior to the date of such affidavit. Each instrument of amendment, change, modification or rescission made in accordance with this Declaration shall be effective upon the recording of such instrument in the office of the Recorder of Deeds of Cook County, Illinois. Any amendment adopted pursuant to the above provisions shall be recorded in the office of the Recorder of Deeds of Cook County, Illinois; and

WHEREAS, said instrument has been signed and acknowledged by the Board members of the Association (Exhibit B attached hereto); and

WHEREAS, said instrument has been approved by owners of seventy-five (75%) percent of the total vote at a meeting called for such purpose, their signatures being attached hereto; and

F	A
P	A
T	V
I	(M)

RECORDING FEE \$ 53.00  
DATE 8/23/99 COPIES 6  
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WHEREAS, a copy of the Amendment has been sent to all mortgagees having bona-fide liens of record.

NOW, THEREFORE, the Association hereby declares that the Declaration be and is hereby amended as follows (additions to text are shown as underlined and deletions to text are shown as a ~~strikeout~~):

**Article IX, Section A of the Declaration is amended as follows:**

~~SALE OR LEASE.~~ Any owner other than the Trustee who wishes to sell or lease his Unit Ownership (~~or any lessee of any Unit wishing to assign or sublease such Unit~~) to any person not related by blood or marriage to the owner shall give to the Board not less than thirty (30) days' prior written notice of the terms of any contemplated sale or lease, together with the name and address of the proposed purchaser or lessee, and such information and cooperation as the Board may reasonably require, including but not limited to, arranging for a personal interview by the Board or its designee of the proposed purchaser or lessee. The members of the Board and their successors in office, acting on behalf of the other Unit Owners shall at all times have the first right and option to purchase or lease such Unit Ownership upon the same terms which option shall be exercisable for a period of thirty (30) days following the date of receipt of such notice. If said option is not exercised by the Board within said thirty (30) days, the owner (~~or lessee~~) may, at the expiration of said thirty (30) day period and at any time within sixty (60) days after the expiration of said period, contract to sell or lease (~~or sublease or assign~~) such Unit Ownership to the proposed purchaser or lessee named in such notice upon the terms specified therein.

Leasing of Units. In order to maintain the quality of life and property values, the objective of the Association is to promote and encourage Owners to reside on the premises. Owners are prohibited from leasing their units or any portion of their units. In addition, Owners may not lease their garages or storage lockers. Any Owners leasing their units, garages or storage lockers and having a current lease on file with the Association as of the effective date of this amendment may continue to lease their unit until the current lease expires at which time the Owner may no longer have a tenant reside in the unit. Any Owners leasing their units, garages or storage lockers as of the effective date of this amendment must provide the Board with a copy of the lease within fourteen (14) days of the recording of this document. Failure to do so will prohibit those Owners from leasing.

(1) This restriction shall not apply to the leasing of a unit to a blood relative or a qualified caregiver employed by the owner to provide health care services. A blood relative shall be defined as parent(s), grandparent(s), children, brother(s) and/or sister(s). The Board reserves the right to request proof of the relationship

or proof that the person is a qualified caregiver. The Board's decision as to the proof of relationship or proof of a qualified caregiver shall be final and binding.

(2) The effective date of this Amendment shall be deemed to be the date of recording with the Office of the Recorder of Deeds of Cook County.

(3) Any Unit being leased out in violation of this Amendment or any Owner found to be in violation of the Rules and Regulations adopted by the Board of Directors may be subject to a flat or daily fine to be determined by the Board of Directors upon notice and an opportunity to be heard.

(4) In addition to the authority to levy fines against the Owner for violation of this Amendment or any other provision of the Declaration, By-Laws or Rules and Regulations, the Board shall have all rights and remedies, including but not limited to the right to maintain an action for possession against the Owner and/or tenant, under 735 ILCS 5/9 et. seq., an action for injunctive and other equitable relief, or an action at law for damages.

(5) Any action brought on behalf of the Association and/or the Board of Directors to enforce this Amendment shall subject the Owner to the payment of all costs and attorneys' fees at the time they are incurred by the Association.

(6) All unpaid charges as a result of the foregoing shall be deemed to be a lien against the Unit and collectible as any other unpaid regular or special assessment, including late fees and interest on the unpaid balance.

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

This Amendment is executed by an instrument in writing, signed and acknowledged by the Board members of the Association and owners of seventy-five (75%) percent and the signatories hereby warrant that they possess full power and authority to execute this instrument.

This instrument prepared by and after recording to be returned to:

Robert B. Kogen  
Kovitz Shifrin & Waitzman  
750 Lake Cook Road, Suite 350  
Buffalo Grove, IL 60089  
(847) 537-0500

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99802819

## EXHIBIT A

### LEGAL DESCRIPTION

Lot 5 in Wiegel and Kilgallen's Crawford Gardens Unit Number 5, being a Subdivision of part of the North 468 feet of the Southeast 1/4 of the Southeast 1/4 of Section 3, Township 37 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois which survey is attached as Exhibit "A" to the Declaration of Condominium recorded as Document 27422810 as amended from time to time, together with its undivided interest in the common elements in Cook County, Illinois.

<u>PIN NOS.</u>	<u>UNIT NO.</u>	<u>ADDRESS</u>
24-03-410-1001- <sup>d16</sup>	1A	4101 W. 93 <sup>rd</sup> Place, Oak Lawn, IL 60453
24-03-410-1002 <sup>d16</sup>	2A	4101 W. 93 <sup>rd</sup> Place, Oak Lawn, IL 60453
24-03-410-1003 <sup>d16</sup>	1B	4101 W. 93 <sup>rd</sup> Place, Oak Lawn, IL 60453
24-03-410-1004 <sup>d16</sup>	2B	4101 W. 93 <sup>rd</sup> Place, Oak Lawn, IL 60453
24-03-410-1005 <sup>d16</sup>	1C	4105 W. 93 <sup>rd</sup> Place, Oak Lawn, IL 60453
24-03-410-1006 <sup>d16</sup>	2C	4105 W. 93 <sup>rd</sup> Place, Oak Lawn, IL 60453
24-03-410-1007 <sup>d16</sup>	1D	4105 W. 93 <sup>rd</sup> Place, Oak Lawn, IL 60453
24-03-410-1008 <sup>d16</sup>	2D	4105 W. 93 <sup>rd</sup> Place, Oak Lawn, IL 60453
24-03-410-1009 <sup>d16</sup>	1E	4109 W. 93 <sup>rd</sup> Place, Oak Lawn, IL 60453
24-03-410-1010 <sup>d16</sup>	2E	4109 W. 93 <sup>rd</sup> Place, Oak Lawn, IL 60453
24-03-410-1011 <sup>d16</sup>	1F	4109 W. 93 <sup>rd</sup> Place, Oak Lawn, IL 60453
24-03-410-1012 <sup>d16</sup>	2F	4109 W. 93 <sup>rd</sup> Place, Oak Lawn, IL 60453

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**EXHIBIT B**

**APPROVAL BY BOARD MEMBERS**

We, the undersigned, are a majority of the Board of Directors of the Association. Upon a vote of the Board of Directors of the Association, we have been authorized to execute this document on behalf of the Association.

EXECUTED AND ACKNOWLEDGED this 28<sup>th</sup> day of

July, 1999.

Shirley J. Drake

President

Royal Terrace Condominium Assoc.

Board of Directors Royal Terrace  
Condominium Association

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## EXHIBIT B

### APPROVAL BY BOARD MEMBERS

We, the undersigned, are a majority of the Board of Directors of the Association. Upon a vote of the Board of Directors of the Association, we have been authorized to execute this document on behalf of the Association.

EXECUTED AND ACKNOWLEDGED this 27<sup>th</sup> day of JULY, 1999.

\_\_\_\_\_

Julia Dilibut  
TREASURER  
ROYAL TERRACE CONDO. ASSOC.  
Board of Directors Royal Terrace  
Condominium Association

Property of Cook County Clerk's Office

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## EXHIBIT B

### APPROVAL BY BOARD MEMBERS

We, the undersigned, are a majority of the Board of Directors of the Association. Upon a vote of the Board of Directors of the Association, we have been authorized to execute this document on behalf of the Association.

EXECUTED AND ACKNOWLEDGED this 20<sup>th</sup> day of

July, 1999.

A. M. McGehee

Royal Terrace Condo Association

Secretary

Board of Directors Royal Terrace  
Condominium Association

Property of Cook County Clerk's Office

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**EXHIBIT B**

**APPROVAL BY BOARD MEMBERS**

We, the undersigned, are a majority of the Board of Directors of the Association. Upon a vote of the Board of Directors of the Association, we have been authorized to execute this document on behalf of the Association.

EXECUTED AND ACKNOWLEDGED this 28 day of JULY, 1999.

James Dunbar  
DIRECTOR

ROYAL TERRACE CONDOMINIUM ASSOC.  
Board of Directors Royal Terrace  
Condominium Association

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## EXHIBIT C

I being the Secretary of the Association hereby attest that the attached amendment was approved by at least seventy-five (75%) percent of the owners at a meeting held for such purpose.

  
Secretary

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99802819

## ROYAL TERRACE CONDOMINIUM ASSOCIATION

PLEASE CHECK ONLY ONE

YES, I AM IN FAVOR OF AMMENDING THE BY-LAWS TO PROHIBIT THE RENTING OF ANY ROOMS OR SPACE BY AN OWNER WITH IN THEIR UNIT, GARAGE OR STORAGE AREAS TO ANY INDIVIDUAL.

NO, I AM NOT IN FAVOR OF AMMENDING THE BY-LAWS TO PROHIBIT THE RENTING OF ANY ROOMS OR SPACE BY AN OWNER WITH IN THEIR UNIT, GARAGE OR STORAGE AREA TO ANY INDIVIDUAL.

Bernard Janeski  
SIGNATURE

7-10-99  
DATE

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99802819

## ROYAL TERRACE CONDOMINIUM ASSOCIATION

PLEASE CHECK ONLY ONE

YES, I AM IN FAVOR OF AMMENDING THE BY-LAWS TO PROHIBIT THE RENTING OF ANY ROOMS OR SPACE BY AN OWNER WITH IN THEIR UNIT, GARAGE OR STORAGE AREAS TO ANY INDIVIDUAL.

NO, I AM NOT IN FAVOR OF AMMENDING THE BY-LAWS TO PROHIBIT THE RENTING OF ANY ROOMS OR SPACE BY AN OWNER WITH IN THEIR UNIT, GARAGE OR STORAGE AREA TO ANY INDIVIDUAL.

F. La Rocco  
SIGNATURE

7/5/99  
DATE

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01/20/2003

Property of Cook County Clerk's Office

12/1/03



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99802819

## ROYAL TERRACE CONDOMINIUM ASSOCIATION

PLEASE CHECK ONLY ONE

**YES, I AM IN FAVOR OF AMMENDING THE BY-LAWS TO PROHIBIT THE RENTING OF ANY ROOMS OR SPACE BY AN OWNER WITH IN THEIR UNIT, GARAGE OR STORAGE AREAS TO ANY INDIVIDUAL.**

**NO, I AM NOT IN FAVOR OF AMMENDING THE BY-LAWS TO PROHIBIT THE RENTING OF ANY ROOMS OR SPACE BY AN OWNER WITH IN THEIR UNIT, GARAGE OR STORAGE AREA TO ANY INDIVIDUAL.**

James Drake  
SIGNATURE

7/6/99  
DATE

Property of Cook County Clerk's Office

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GROEBE

MANAGEMENT

99802819

REVOCABLE PROXY

I/WE JAMES DRAKE being the owner(s) of UNIT NO 20

located in the Royal Terrace Condominium Association, do hereby constitute and

appoint SHIRLEY DRAKE

as primary proxy and in the proxy's absence, a majority of the Board of the Association

or their designated substitute to vote my proxy at the meeting of said Association with

full power to vote as if I were personally present, with all powers I possess. My presence

at the meeting will automatically revoke this proxy, unless I indicate otherwise. I

understand that I may revoke this proxy at any time by sending a letter to the Board of

said Association revoking this proxy.

IN WITNESS WHEREOF, I have signed this proxy on 7 day of JULY 1999

James Drake  
OWNER SIGNATURE

GROEBE MANAGEMENT SERVICES, INC.

5041 W. 95th Street • Oak Lawn, Illinois 60453 • Phone: (708) 636-9700 • Fax: (708) 636-6824

e-mail: realtor.com/chicago/groebe

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99802819

## ROYAL TERRACE CONDOMINIUM ASSOCIATION

PLEASE CHECK ONLY ONE

YES, I AM IN FAVOR OF AMMENDING THE BY-LAWS TO PROHIBIT THE RENTING OF ANY ROOMS OR SPACE BY AN OWNER WITH IN THEIR UNIT, GARAGE OR STORAGE AREAS TO ANY INDIVIDUAL.

NO, I AM NOT IN FAVOR OF AMMENDING THE BY-LAWS TO PROHIBIT THE RENTING OF ANY ROOMS OR SPACE BY AN OWNER WITH IN THEIR UNIT, GARAGE OR STORAGE AREA TO ANY INDIVIDUAL.

Emma A. Bruttel  
SIGNATURE

7-7-99  
DATE

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GROEBE

MANAGEMENT

99802819

REVOCABLE PROXY

I/WE Emma A. Brattleaf being the owner(s) of UNIT NO 2F  
located in the Royal Terrace Condominium Association, do hereby constitute and  
appoint Julie Dilbert  
as primary proxy and in the proxy's absence, a majority of the Board of the Association  
or their designated substitute to vote my proxy at the meeting of said Association with  
full power to vote as if I were personally present, with all powers I possess. My presence  
at the meeting will automatically revoke this proxy, unless I indicate otherwise. I  
understand that I may revoke this proxy at any time by sending a letter to the Board of  
said Association revoking this proxy.

IN WITNESS WHEREOF, I have signed this proxy on 7 day of July 1999

Emma A. Brattleaf  
OWNER SIGNATURE

GROEBE MANAGEMENT SERVICES, INC.







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99802819

## ROYAL TERRACE CONDOMINIUM ASSOCIATION

PLEASE CHECK ONLY ONE

YES, I AM IN FAVOR OF AMMENDING THE BY-LAWS TO PROHIBIT THE RENTING OF ANY ROOMS OR SPACE BY AN OWNER WITH IN THEIR UNIT, GARAGE OR STORAGE AREAS TO ANY INDIVIDUAL.

NO, I AM NOT IN FAVOR OF AMMENDING THE BY-LAWS TO PROHIBIT THE RENTING OF ANY ROOMS OR SPACE BY AN OWNER WITH IN THEIR UNIT, GARAGE OR STORAGE AREA TO ANY INDIVIDUAL.

Marie G. Demerechis  
SIGNATURE Unit 1D

July 5, 1999  
DATE



99802819

**AMENDMENT TO THE  
DECLARATION OF CONDOMINIUM  
OWNERSHIP AND OF EASEMENTS,  
RESTRICTIONS, COVENANTS AND  
BY-LAWS FOR ROYAL TERRACE  
CONDOMINIUM ASSOCIATION**

This Amendment to Declaration made and entered into the 28<sup>th</sup> day of July, 1999, is an amendment to that certain Declaration of Condominium Ownership and of Easements, Restrictions, Covenants and By-Laws for Royal Terrace Condominium Association (hereinafter referred to as "Declaration") recorded on January 29, 1985 as Document No. 27422810.

**WITNESSETH:**

WHEREAS, the Board of Directors and members of Royal Terrace (hereinafter referred to as the "Association") desire to amend the Declaration; and

For Use by Recorder's Office Only

WHEREAS, pursuant to Article XVIII, Section F of the Declaration, the Declaration may be amended by an instrument signed and acknowledged by the Board and the owners of at least seventy-five (75%) percent of the total vote at a meeting called for that purpose and containing an affidavit by an officer of the Board certifying that a copy of such instrument (without such affidavit) has been mailed by certified mail to all mortgagees having bona fide liens of record against any Unit not less than ten (10) days prior to the date of such affidavit. Each instrument of amendment, change, modification or rescission made in accordance with this Declaration shall be effective upon the recording of such instrument in the office of the Recorder of Deeds of Cook County, Illinois. Any amendment adopted pursuant to the above provisions shall be recorded in the office of the Recorder of Deeds of Cook County, Illinois; and

WHEREAS, said instrument has been signed and acknowledged by the Board members of the Association (Exhibit B attached hereto); and

WHEREAS, said instrument has been approved by owners of seventy-five (75%) percent of the total vote at a meeting called for such purpose, their signatures being attached hereto; and

53  
1/23/99  
MGM

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WHEREAS, a copy of the Amendment has been sent to all mortgagees having bona-fide liens of record.

NOW, THEREFORE, the Association hereby declares that the Declaration be and is hereby amended as follows (additions to text are shown as underlined and deletions to text are shown as a ~~strikeout~~):

**Article IX, Section A of the Declaration is amended as follows:**

SALE OR LEASE. Any owner other than the Trustee who wishes to sell or lease his Unit Ownership ~~(or any lessee of any Unit wishing to assign or sublease such Unit)~~ to any person not related by blood or marriage to the owner shall give to the Board not less than thirty (30) days' prior written notice of the terms of any contemplated ~~sale or lease,~~ together with the name and address of the proposed purchaser ~~or lessee,~~ and such information and cooperation as the Board may reasonably require, including but not limited to, arranging for a personal interview by the Board or its designee of the proposed purchaser ~~or lessee.~~ The members of the Board and their successors in office, acting on behalf of the other Unit Owners shall at all times have the first right and option to purchase ~~or lease~~ such Unit Ownership upon the same terms which option shall be exercisable for a period of thirty (30) days following the date of receipt of such notice. If said option is not exercised by the Board within said thirty (30) days, the owner ~~(or lessee)~~ may, at the expiration of said thirty (30) day period and at any time within sixty (60) days after the expiration of said period, contract to sell or lease ~~(or sublease or assign)~~ such Unit Ownership to the proposed purchaser ~~or lessee~~ named in such notice upon the terms specified therein.

Leasing of Units. In order to maintain the quality of life and property values, the objective of the Association is to promote and encourage Owners to reside on the premises. Owners are prohibited from leasing their units or any portion of their units. In addition, Owners may not lease their garages or storage lockers. Any Owners leasing their units, garages or storage lockers and having a current lease on file with the Association as of the effective date of this amendment may continue to lease their unit until the current lease expires at which time the Owner may no longer have a tenant reside in the unit. Any Owners leasing their units, garrages or storage lockers as of the effective date of this amendment must provide the Board with a copy of the lease within fourteen (14) days of the recording of this document. Failure to do so will prohibit those Owners from leasing.

(1) This restriction shall not apply to the leasing of a unit to a blood relative or a qualified caregiver employed by the owner to provide health care services. A blood relative shall be defined as parent(s), grandparent(s), children, brother(s) and/or sister(s). The Board reserves the right to request proof of the relationship

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or proof that the person is a qualified caregiver. The Board's decision as to the proof of relationship or proof of a qualified caregiver shall be final and binding.

(2) The effective date of this Amendment shall be deemed to be the date of recording with the Office of the Recorder of Deeds of Cook County.

(3) Any Unit being leased out in violation of this Amendment or any Owner found to be in violation of the Rules and Regulations adopted by the Board of Directors may be subject to a flat or daily fine to be determined by the Board of Directors upon notice and an opportunity to be heard.

(4) In addition to the authority to levy fines against the Owner for violation of this Amendment or any other provision of the Declaration, By-Laws or Rules and Regulations, the Board shall have all rights and remedies, including but not limited to the right to maintain an action for possession against the Owner and/or tenant, under 735 ILCS 5/9 et seq., an action for injunctive and other equitable relief, or an action at law for damages.

(5) Any action brought on behalf of the Association and/or the Board of Directors to enforce this Amendment shall subject the Owner to the payment of all costs and attorneys' fees at the time they are incurred by the Association.

(6) All unpaid charges as a result of the foregoing shall be deemed to be a lien against the Unit and collectible as any other unpaid regular or special assessment, including late fees and interest on the unpaid balance.

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

This Amendment is executed by an instrument in writing, signed and acknowledged by the Board members of the Association and owners of seventy-five (75%) percent and the signatories hereby warrant that they possess full power and authority to execute this instrument.

This instrument prepared by and after recording to be returned to:

Robert B. Kogen  
Kovitz Shifrin & Waitzman  
750 Lake Cook Road, Suite 350  
Buffalo Grove, IL 60089  
(847) 537-0500

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## EXHIBIT A

### LEGAL DESCRIPTION

Lot 5 in Wiegel and Kilgallen's Crawford Gardens Unit Number 5, being a Subdivision of part of the North 468 feet of the Southeast 1/4 of the Southeast 1/4 of Section 3, Township 37 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois which survey is attached as Exhibit "A" to the Declaration of Condominium recorded as Document 27422810 as amended from time to time, together with its undivided interest in the common elements in Cook County, Illinois.

<u>PIN NOS.</u>	<u>UNIT NO.</u>	<u>ADDRESS</u>
24-03-410-1001	1A	4101 W. 93 <sup>rd</sup> Place, Oak Lawn, IL 60453
24-03-410-1002	2A	4101 W. 93 <sup>rd</sup> Place, Oak Lawn, IL 60453
24-03-410-1003	1B	4101 W. 93 <sup>rd</sup> Place, Oak Lawn, IL 60453
24-03-410-1004	2B	4101 W. 93 <sup>rd</sup> Place, Oak Lawn, IL 60453
24-03-410-1005	1C	4105 W. 93 <sup>rd</sup> Place, Oak Lawn, IL 60453
24-03-410-1006	2C	4105 W. 93 <sup>rd</sup> Place, Oak Lawn, IL 60453
24-03-410-1007	1D	4105 W. 93 <sup>rd</sup> Place, Oak Lawn, IL 60453
24-03-410-1008	2D	4105 W. 93 <sup>rd</sup> Place, Oak Lawn, IL 60453
24-03-410-1009	1E	4109 W. 93 <sup>rd</sup> Place, Oak Lawn, IL 60453
24-03-410-1010	2E	4109 W. 93 <sup>rd</sup> Place, Oak Lawn, IL 60453
24-03-410-1011	1F	4109 W. 93 <sup>rd</sup> Place, Oak Lawn, IL 60453
24-03-410-1012	2F	4109 W. 93 <sup>rd</sup> Place, Oak Lawn, IL 60453

24-03-410-016-1001 to 1012



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## EXHIBIT B

### APPROVAL BY BOARD MEMBERS

We, the undersigned, are a majority of the Board of Directors of the Association. Upon a vote of the Board of Directors of the Association, we have been authorized to execute this document on behalf of the Association.

EXECUTED AND ACKNOWLEDGED this 28<sup>th</sup> day of July, 1999.

Shirley J. Drake

President

Royal Terrace Condominium Assoc.

Board of Directors Royal Terrace  
Condominium Association

Property of Cook County Clerk's Office

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## EXHIBIT B

### APPROVAL BY BOARD MEMBERS

We, the undersigned, are a majority of the Board of Directors of the Association. Upon a vote of the Board of Directors of the Association, we have been authorized to execute this document on behalf of the Association.

EXECUTED AND ACKNOWLEDGED this 27<sup>th</sup> day of

JULY, 1999.

\_\_\_\_\_

Julia Diliberis

TREASURER

ROYAL TERRACE CONDO. ASSOC.

Board of Directors Royal Terrace  
Condominium Association

Property of Cook County Clerk's Office

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## EXHIBIT B

### APPROVAL BY BOARD MEMBERS

We, the undersigned, are a majority of the Board of Directors of the Association. Upon a vote of the Board of Directors of the Association, we have been authorized to execute this document on behalf of the Association.

EXECUTED AND ACKNOWLEDGED this 20<sup>th</sup> day of

July, 1999.

*C. M. McGehee*

*Royal Terrace Condo Association*

*Secretary*

Board of Directors Royal Terrace  
Condominium Association

Property of Cook County Clerk's Office

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## EXHIBIT B

### APPROVAL BY BOARD MEMBERS

We, the undersigned, are a majority of the Board of Directors of the Association. Upon a vote of the Board of Directors of the Association, we have been authorized to execute this document on behalf of the Association.

EXECUTED AND ACKNOWLEDGED this 28 day of JULY, 1999.

James Dunke  
\_\_\_\_\_  
DIRECTOR  
\_\_\_\_\_

ROYAL TERRACE CONDOMINIUM ASSOC.  
\_\_\_\_\_  
Board of Directors Royal Terrace  
Condominium Association

Property of Cook County Clerk's Office

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## EXHIBIT C

I being the Secretary of the Association hereby attest that the attached amendment was approved by at least seventy-five (75%) percent of the owners at a meeting held for such purpose.

  
Secretary

Property of Cook County Clerk's Office

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## ROYAL TERRACE CONDOMINIUM ASSOCIATION

PLEASE CHECK ONLY ONE

YES, I AM IN FAVOR OF AMMENDING THE BY-LAWS TO PROHIBIT THE RENTING OF ANY ROOMS OR SPACE BY AN OWNER WITH IN THEIR UNIT, GARAGE OR STORAGE AREAS TO ANY INDIVIDUAL.

NO, I AM NOT IN FAVOR OF AMMENDING THE BY-LAWS TO PROHIBIT THE RENTING OF ANY ROOMS OR SPACE BY AN OWNER WITH IN THEIR UNIT, GARAGE OR STORAGE AREA TO ANY INDIVIDUAL.

Bernard Janeski  
SIGNATURE

7-10-98  
DATE

Property of Cook County Clerk's Office

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## ROYAL TERRACE CONDOMINIUM ASSOCIATION

PLEASE CHECK ONLY ONE

       YES, I AM IN FAVOR OF AMMENDING THE BY-LAWS TO PROHIBIT THE RENTING OF ANY ROOMS OR SPACE BY AN OWNER WITH IN THEIR UNIT, GARAGE OR STORAGE AREAS TO ANY INDIVIDUAL.

       NO, I AM NOT IN FAVOR OF AMMENDING THE BY-LAWS TO PROHIBIT THE RENTING OF ANY ROOMS OR SPACE BY AN OWNER WITH IN THEIR UNIT, GARAGE OR STORAGE AREA TO ANY INDIVIDUAL.

F. La Rocca  
SIGNATURE

7/5/99  
DATE

Property of Cook County Clerk's Office

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## ROYAL TERRACE CONDOMINIUM ASSOCIATION

PLEASE CHECK ONLY ONE

YES, I AM IN FAVOR OF AMMENDING THE BY-LAWS TO PROHIBIT THE RENTING OF ANY ROOMS OR SPACE BY AN OWNER WITH IN THEIR UNIT, GARAGE OR STORAGE AREAS TO ANY INDIVIDUAL.

NO, I AM NOT IN FAVOR OF AMMENDING THE BY-LAWS TO PROHIBIT THE RENTING OF ANY ROOMS OR SPACE BY AN OWNER WITH IN THEIR UNIT, GARAGE OR STORAGE AREA TO ANY INDIVIDUAL.

James Drake  
SIGNATURE

7/6/99  
DATE

Property of Cook County Clerk's Office



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REVOCABLE PROXY

I/WE JAMES DRAKE being the owner(s) of UNIT NO 20

located in the Royal Terrace Condominium Association, do hereby constitute and

appoint SHIRLEY DRAKE

as primary proxy and in the proxy's absence, a majority of the Board of the Association or their designated substitute to vote my proxy at the meeting of said Association with full power to vote as if I were personally present, with all powers I possess. My presence at the meeting will automatically revoke this proxy, unless I indicate otherwise. I understand that I may revoke this proxy at any time by sending a letter to the Board of said Association revoking this proxy.

IN WITNESS WHEREOF, I have signed this proxy on 7 day of JULY 1999

James Drake  
OWNER SIGNATURE

GROEBE MANAGEMENT SERVICES, INC.

5041 W. 95th Street • Oak Lawn, Illinois 60453 • Phone: (708) 636-9700 • Fax: (708) 636-6824  
e-mail: realtor.com/chicago/groebe



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REVOCABLE PROXY

I/WE Emma A. Brattle being the owner(s) of UNIT NO 2F  
located in the Royal Terrace Condominium Association, do hereby constitute and  
appoint Julie Dilbert  
as primary proxy and in the proxy's absence, a majority of the Board of the Association  
or their designated substitute to vote my proxy at the meeting of said Association with  
full power to vote as if I were personally present, with all powers I possess. My presence  
at the meeting will automatically revoke this proxy, unless I indicate otherwise. I  
understand that I may revoke this proxy at any time by sending a letter to the Board of  
said Association revoking this proxy.

IN WITNESS WHEREOF, I have signed this proxy on 7 day of July 1999

Emma A. Brattle  
OWNER SIGNATURE

GROEBE MANAGEMENT SERVICES, INC.



# UNOFFICIAL COPY

## ROYAL TERRACE CONDOMINIUM ASSOCIATION

PLEASE CHECK ONLY ONE

YES, I AM IN FAVOR OF AMMENDING THE BY-LAWS TO PROHIBIT THE RENTING OF ANY ROOMS OR SPACE BY AN OWNER WITH IN THEIR UNIT, GARAGE OR STORAGE AREAS TO ANY INDIVIDUAL.

NO, I AM NOT IN FAVOR OF AMMENDING THE BY-LAWS TO PROHIBIT THE RENTING OF ANY ROOMS OR SPACE BY AN OWNER WITH IN THEIR UNIT, GARAGE OR STORAGE AREA TO ANY INDIVIDUAL.

Marie G. Demerechis  
SIGNATURE *Unit 1D*

July 5, 1999  
DATE