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PLAT

02-23-99

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THIS INSTRUMENT PREPARED
BY AND SHOULD BE RETURNED
TO:

Brian Meltzer
MELTZER, PURTILL & STELLE
1515 East Woodfield Road
Suite 250
Schaumburg, Illinois 60173-5431
(847) 330-2400

ADDRESS: 9115 Michigan Avenue
Chicago, Illinois

PIN: 17-15-307-010-0000

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9675/0192 30 001 Page 1 of 17
1999-02-16 11:30:38
Cook County Recorder 103.00



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ABOVE SPACE FOR RECORDER'S USE ONLY

4 PLATS

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01/29/99

RECHARACTERIZATION AMENDMENT NO. 3 TO DECLARATION OF CONDOMINIUM OWNERSHIP FOR THE MICHIGAN AVENUE LOFTS CONDOMINIUM AND PROVISIONS RELATING TO CERTAIN NON-CONDOMINIUM PROPERTY

This Recharacterization Amendment is made and entered into by Chicago Title Land Trust Company, Successor Trustee to Chicago Trust Company, not individually, but solely, as Trustee under Trust Agreement dated May 27, 1997 and known as Trust No. 1103307 ("Declarant").

RECITALS

Declarant Recorded the Declaration of Condominium Ownership for the Michigan Avenue Lofts Condominium and Provisions Relating to Certain Non-Condominium Property (the "Declaration") on August 31, 1998, in the Office of the Recorder of Deeds for Cook County, Illinois, as Document No. 98774537. The Declaration affects the Premises which are legally described in Exhibit A hereto.

In Section 12.01 of the Declaration, Declarant reserved the right and power to add portions of the Premises from time to time to the Condominium Property and submit such portions to the provisions of the Condominium Property Act of the State of Illinois (the "Act").

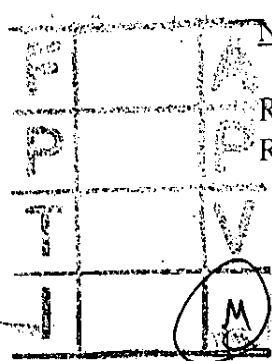
Declarant exercised such right and power by recording the following document:

<u>Name of Document</u>	<u>Recording Date</u>	<u>Recording No.</u>
Recharacterization Amendment No. 1	12/03/98	08096330
Recharacterization Amendment No. 2		

RECORDING FEE \$ 103.00
DATE 2/16/99 COPIES 6
OK *SM*

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Declarant desires to once again exercise the rights and powers reserved in Section 12.01 of the Declaration.

NOW, THEREFORE, Declarant hereby amends the Declaration as follows:

1. Terms. All terms used herein, if not otherwise defined herein, shall have the meanings set forth in the Declaration.

2. Added Condominium Property/Amendment of Exhibit B. The portion of the Premises which is legally described in the Third Amendment to Exhibit B attached hereto is hereby made part of the Condominium Property as "Added Condominium Property" and is also submitted to the provisions of the Act. Exhibit B to the Declaration is hereby amended to include the Added Condominium Property which is legally described in the Third Amendment to Exhibit B attached hereto.

3. The Added Dwelling Units/Amendment of Exhibit C. Exhibit C to the Condominium Declaration is hereby amended by adding to and making a part of Exhibit C the plat of the Added Condominium Property which is attached hereto and designated as First Supplement to Exhibit C. Exhibit C, as hereby amended and supplemented, identifies each Added Dwelling Unit in the Added Condominium Property and assigns to it an identifying symbol.

4. Amendment of Exhibit D. To reflect the addition of the Added Dwelling Units, the list of the Undivided Interests of the Dwelling Units as shown in Exhibit D to the Declaration is hereby amended to be as set forth in the Third Amended and Restated Exhibit D, which is attached hereto.

5. Amendment to Section 11.03 Cost Sharing. To reflect the addition of the Added Dwelling Units, the Non-Condominium Residential Property Cost Sharing Percentage is hereby amended to be 55.18%.

6. Covenants to Run With Land. The covenants, conditions, restrictions and easements contained in the Declaration, as amended by this Recharacterization Amendment, shall run with and bind the Premises, including the Condominium Property, the Added Property and Added Dwelling Units.

7. Continuation. As expressly hereby amended, the Declaration shall continue in full force and effect in accordance with its terms.

8. Trustee Exculpation. Anything herein to the contrary notwithstanding, each and all of the representations, covenants, undertakings, warranties and agreements herein made on the part of the Declarant while in form purporting to be the representations, covenants, undertakings, warranties, and agreements of the Declarant are nevertheless, each and every one of them, made and intended not as personal representations, covenants, undertakings, warranties and agreements by the Declarant or for the purpose or with the intention of binding the Declarant but are made

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and intended solely in the exercise of the powers conferred upon it as Trustee under the Trust Agreement; and no personal liability or personal responsibility is assumed by or shall be enforceable against Declarant on account of this Recharacterization Amendment or any representation, covenant, undertaking, warranty, or agreement of the Declarant in this Recharacterization Amendment contained, either expressed or implied. The Declarant makes no personal representations as nor shall it be responsible for the existence, location or maintenance of the chattels herein described, if any.

Dated: FEB 11 1999, 1999 **99143704**

DECLARANT:

CHICAGO TITLE LAND TRUST COMPANY,
SUCCESSOR TRUSTEE TO CHICAGO TRUST
COMPANY, not individually, but solely, as Trustee
aforesaid



By: [Signature]
Title: ASST VP

ATTEST:

By: [Signature]
Title: ASST. SEC.

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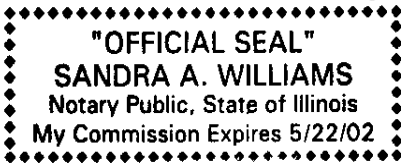
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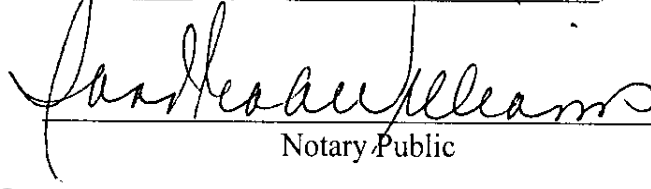
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STATE OF ILLINOIS)
COUNTY OF Cook) SS

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that KAREN MICHEL, ASST VP of the Chicago Title Land Trust Company, not individually, but solely, and GWENDOLYN L BENSON ASST. SEC. thereof, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such ASST VP and ASST SEC., respectively, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their 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 11th day of Feb., 1999.





Notary Public

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CONSENT OF MORTGAGEE

Miller and Schroeder Investments Corporation, which is the holder of a first mortgage dated June 23, 1997 and recorded in the Office of the Recorder of Deeds of Cook County, Illinois on June 30, 1997 as Document No. 97469556, encumbering the Real Estate (as defined in the Declaration) other than portions thereof which have been released from the lien of said mortgage, hereby consents to the recording of the within Recharacterization Amendment and agrees that the lien of its mortgage shall be subject to the provisions of the Declaration, as amended by the Recharacterization Amendment.

IN WITNESS WHEREOF, the undersigned has caused this Consent to be executed on February 8, 1999.

MILLER AND SCHROEDER INVESTMENT CORPORATION

By: *Stephen P. Ray*
Its: *Vice President*

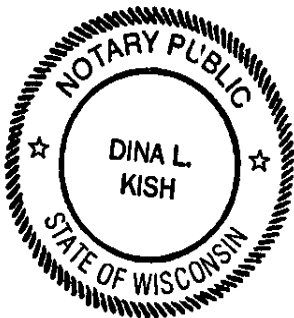
STATE OF WISCONSIN)
) SS
COUNTY OF *Milwaukee*

99149701

I, *Dina J. Kish*, a Notary Public in and for said County and State, do hereby certify that *Stephen P. Ray* the *Vice President* of Miller and Schroeder Investments Corporation (the "Mortgagee") appeared before me this day in person and acknowledged that he signed, sealed and delivered the within instrument as his free and voluntary act, and as the free and voluntary act of the Mortgagee, for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal this *8th* day of *February*, 1999.

Dina J. Kish
Notary Public



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EXHIBIT A TO
TO DECLARATION OF CONDOMINIUM OWNERSHIP
FOR THE MICHIGAN AVENUE LOFTS CONDOMINIUM AND
PROVISIONS RELATING TO CERTAIN NON-CONDOMINIUM PROPERTY

The Real Estate

A The Real Estate

LOT 1 AND LOT 4 (EXCEPT THE SOUTH 1/3 THEREOF) THE EAST 60 FEET OF LOT 2 AND THE EAST 60 FEET OF LOT 3 (EXCEPT THE SOUTH 1/3 THEREOF) ALL IN BLOCK 20 IN FRACTIONAL SECTION 15 ADDITION TO CHICAGO, IN THE SOUTHWEST 1/4 OF FRACTIONAL SECTION 15, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

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B The Commercial Property

THAT PART OF LOT 1 AND LOT 4 (EXCEPT THE SOUTH 1/3 THEREOF) THE EAST 60 FEET OF LOT 2 AND THE EAST 60 FEET OF LOT 3 (EXCEPT THE SOUTH 1/3 THEREOF) ALL IN BLOCK 20 IN FRACTIONAL SECTION 15 ADDITION TO CHICAGO, IN THE SOUTHWEST QUARTER OF FRACTIONAL SECTION 15, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER OF LOT 4 AFORESAID; THENCE SOUTH 89 DEGREES 13 MINUTES 20 SECONDS WEST, ALONG THE NORTH LINE OF SAID LOT, 42.11 FEET; THENCE SOUTH 0 DEGREES 43 MINUTES 55 SECONDS EAST, 8.77 FEET; THENCE SOUTH 89 DEGREES 16 MINUTES 05 SECONDS WEST, 1.33 FEET; THENCE SOUTH 0 DEGREES 43 MINUTES 55 SECONDS EAST, 6.00 FEET; THENCE NORTH 89 DEGREES 16 MINUTES 05 SECONDS EAST, 1.33 FEET; THENCE SOUTH 0 DEGREES 43 MINUTES 55 SECONDS EAST, 32.04 FEET; THENCE NORTH 89 DEGREES 16 MINUTES 05 SECONDS EAST, 41.51 FEET TO THE EAST LINE OF SAID LOT 4; THENCE NORTH 0 DEGREES 00 MINUTES 00 SECONDS EAST, 46.86 FEET TO THE POINT OF BEGINNING, LYING ABOVE A HORIZONTAL PLANE OF +14.40 FEET CHICAGO CITY DATUM AND LYING BELOW A HORIZONTAL PLANE OF +36.03 FEET CHICAGO CITY DATUM, IN COOK COUNTY, ILLINOIS.

C. The Residential Property

LOT 1 AND LOT 4 (EXCEPT THE SOUTH 1/3 THEREOF) THE EAST 60 FEET OF LOT 2 AND THE EAST 60 FEET OF LOT 3 (EXCEPT THE SOUTH 1/3 THEREOF) ALL IN BLOCK 20 IN FRACTIONAL SECTION 15 ADDITION TO CHICAGO, IN THE SOUTHWEST 1/4 OF FRACTIONAL SECTION 15, TOWNSHIP 39 NORTH,

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RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS, EXCEPTING THEREFROM THE COMMERCIAL PROPERTY WHICH IS LEGALLY DESCRIBED IN B. ABOVE:

D. The Add-On Property

THE REAL ESTATE DESCRIBED IN A. ABOVE, EXCEPTING THEREFROM THE PORTIONS THEREOF WHICH ARE LEGALLY DESCRIBED IN EXHIBIT B HERETO, AS EXHIBIT B MAY BE AMENDED OR SUPPLEMENTED FROM TIME TO TIME.

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**THIRD AMENDMENT TO EXHIBIT B
TO DECLARATION OF CONDOMINIUM OWNERSHIP
FOR THE MICHIGAN AVENUE LOFTS CONDOMINIUM AND
PROVISIONS RELATING TO CERTAIN NON-CONDOMINIUM PROPERTY**

Added Condominium Property

10TH FLOOR:

LOT 1 AND LOT 4 (EXCEPT THE SOUTH 1/3 THEREOF) THE EAST 60 FEET OF LOT 2 AND THE EAST 60 FEET OF LOT 3 (EXCEPT THE SOUTH 1/3 THEREOF) ALL IN BLOCK 20 IN FRACTIONAL SECTION 15 ADDITION TO CHICAGO, IN THE SOUTHWEST 1/4 OF FRACTIONAL SECTION 15, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN; LYING ABOVE A HORIZONTAL PLANE OF +147.64 FEET (CHICAGO CITY DATUM) AND LYING BELOW A HORIZONTAL PLANE OF +160.99 FEET (CHICAGO CITY DATUM), IN COOK COUNTY, ILLINOIS.

12TH FLOOR:

LOT 1 AND LOT 4 (EXCEPT THE SOUTH 1/3 THEREOF) THE EAST 60 FEET OF LOT 2 AND THE EAST 60 FEET OF LOT 3 (EXCEPT THE SOUTH 1/3 THEREOF) ALL IN BLOCK 20 IN FRACTIONAL SECTION 15 ADDITION TO CHICAGO, IN THE SOUTHWEST 1/4 OF FRACTIONAL SECTION 15, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN; LYING ABOVE A HORIZONTAL PLANE OF +174.35 FEET CHICAGO CITY DATUM AND LYING BELOW A HORIZONTAL PLANE OF +187.61 FEET CHICAGO CITY DATUM, IN COOK COUNTY, ILLINOIS.

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**THIRD AMENDED AND RESTATED EXHIBIT D
TO DECLARATION OF CONDOMINIUM OWNERSHIP
FOR THE MICHIGAN AVENUE LOFTS CONDOMINIUM AND
PROVISIONS RELATING TO CERTAIN NON-CONDOMINIUM PROPERTY**

Undivided Interests

<u>Dwelling Unit No.</u>	<u>Undivided Interest</u>
401	1.07%
402	.71%
403	.71%
404	1.07%
405	.40%
406	.42%
407	.40%
408	.42%
409	.40%
410	.51%
411	.87%
412	.60%
413	.62%
414	.54%
415	.65%
416	.56%
417	.40%
418	.56%
419	.65%
501	1.09%
502	.74%
503	.74%
504	1.09%
505	.42%
506	.45%
507	.42%
508	.45%
509	.42%
510	.51%
511	.89%
512	.62%
513	.62%

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<u>Dwelling Unit No.</u>	<u>Undivided Interest</u>
514	.54%
515	.65%
516	.56%
517	.42%
518	.56%
519	.76%
701	1.14%
702	.78%
703	.78%
704	1.14%
705	.45%
706	.45%
707	.45%
708	.45%
709	.45%
710	.54%
711	.92%
712	.65%
713	.67%
714	.56%
715	.67%
716	.58%
717	.45%
718	.58%
719	.78%
1001	1.20%
1002	.83%
1003	.83%
1004	1.20%
1005	.47%
1006	.49%
1007	.47%
1008	.49%
1009	.47%
1010	.58%
1011	.96%
1012	.69%
1013	.71%
1014	.60%
1015	.80%

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<u>Dwelling Unit No.</u>	<u>Undivided Interest</u>
1017	.74%
1019	.89%
1201	1.25%
1202	.85%
1203	.85%
1204	1.25%
1205	.49%
1206	.51%
1207	.49%
1208	.51%
1209	.49%
1210	.60%
1211	1.00%
1212	.74%
1213	.74%
1214	.62%
1215	.83%
1217	.74%
1219	.92%
1301	1.27%
1302	.87%
1303	.87%
1304	1.27%
1305	.51%
1306	.51%
1307	.51%
1308	.51%
1309	.51%
1310	.60%
1311	1.00%
1312	.74%
1313	.76%
1314	.62%
1315	.83%
1317	.76%
1319	.94%
1401	1.41%
1402	1.23%
1403	1.58%

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<u>Dwelling Unit No.</u>	<u>Undivided Interest</u>
1404	.80%
1405	.98%
1406	.98%
1411	1.00%
1412	.74%
1413	.74%
1414	.60%
1415	.83%
1417	.80%
1419	.94%
1501	1.45%
1502	1.27%
1503	1.63%
1504	.83%
1505	1.00%
1506	1.00%
1511	1.05%
1512	.76%
1513	.76%
1514	.60%
1515	.85%
1517	.83%
1519	.96%
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	100.00%

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