

**SPECIAL AMENDMENT NO. 12 TO
DECLARATION OF CONDOMINIUM
OWNERSHIP AND OF EASEMENTS,
RESTRICTIONS AND COVENANTS FOR
RIVER POINTE CONDOMINIUM**



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THIS SPECIAL AMENDMENT NO. 12 TO
DECLARATION OF CONDOMINIUM
OWNERSHIP AND OF EASEMENTS,
RESTRICTIONS AND COVENANTS FOR
RIVER POINTE CONDOMINIUM is made and
entered into by RIVER DEVELOPMENT,
L.L.C. ("Declarant").

RECITALS:

A. Declarant Recorded the Declaration of Condominium Ownership and of Easements, Restrictions and Covenants for River Pointe Condominium (the "Condominium Declaration") on February 26, 1997 in the Office of the Recorder of Deeds for Cook County, Illinois ("Office"), as Document No. 97131342.

B. In Article XVIII of the Condominium Declaration, Declarant reserved the right and power to make additional portions of the Development Area subject to the Condominium Declaration as part of the Property. Declarant exercised such right and power by Recording the following documents:

<u>Name of Document</u>	<u>Recording Date</u>	<u>Recording No.</u>
Supplement No. 1	October 8, 1997	97747149

C. Declarant has Recorded the following special amendments to the Condominium Declaration:

<u>Name of Document</u>	<u>Recording Date</u>	<u>Recording No.</u>
Special Amendment No. 1	May 9, 1997	97326822
Special Amendment No. 2	May 22, 1997	97363289
Special Amendment No. 3	July 14, 1997	97503252
Special Amendment No. 4	September 23, 1997	97704534
Special Amendment No. 5	December 10, 1997	97927072
Special Amendment No. 6	February 9, 1998	98107135
Special Amendment No. 7	February 9, 1998	98107136
Special Amendment No. 8	March 13, 1998	98201595
Special Amendment No. 9	June 5, 1998	98467999
Special Amendment No. 10	November 4, 1998	98994434
Special Amendment No. 11	February 14, 1999	99151418

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The Condominium Declaration, as amended and supplemented by the above Supplement and Special Amendments (herein called the "Declaration"), subjected the Condominium Property legally described on Exhibit A attached hereto and made a part hereof to the Declaration and submitted it to the provisions of the Act.

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D. Declarant is the owner of Parking Space P2-12 which was subjected to the Condominium Declaration and submitted to the provisions of the Act pursuant to the Condominium Declaration. In accordance with Section 26 of the Act, Declarant desires to transfer the aforesaid parking space to Dwelling Unit No. 2-301 by Recording this Special Amendment.

E. Parking Space P2-12 was not previously assigned to any dwelling unit.

F. The undivided interests in the Dwelling Units are unaffected by the transfer described in Recital D above and they shall remain the same as set forth in the Condominium Declaration.

NOW THEREFORE, Declarant does hereby amend the Declaration as follows:

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

2. The Plat of Survey attached as Exhibit C to the Condominium Declaration is hereby amended, as shown on Exhibit Z attached hereto, to identify Parking Space P2-12 as an additional parking space which is assigned to Dwelling Unit No. 2-301.

3. Exhibit D to the Condominium Declaration is hereby amended to provide that Parking Space P2-12 is assigned to Dwelling Unit No. 2-301.

4. Except as herein amended, the Declaration shall continue in full force and effect.

5. The undersigned hereby certify that a copy of Special Amendment No. 12 has been delivered to the Board of Directors of River Pointe Condominium Association.

Dated: February 22, 1999.

RIVER DEVELOPMENT, L.L.C.

By its Managers:

By: Norwood Builders, Inc.

By: Susan Smith
Vice President

By: R. Franczak & Associates, Inc.

By: [Signature]
Vice President

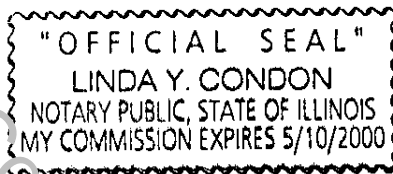
STATE OF ILLINOIS)
)SS.
COUNTY OF COOK)

The undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Susan J. Smith of Norwood Builders, Inc., the Vice President thereof, personally known to be the same person whose name is subscribed to the foregoing instrument as such Vice President, appeared before me this day in person and acknowledged that (s)he signed and delivered said instrument as his/her free and voluntary act, and as the free and voluntary act of said corporation, as a Manager in River Development, L.L.C., for the uses ad purposes therein set forth.

GIVEN under my hand and Notarial seal this 2nd day of February, 1999.

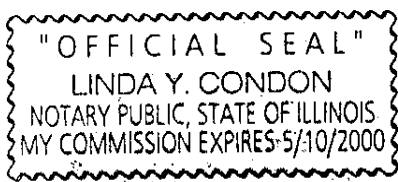
Linda Yi Condon
Notary Public

STATE OF ILLINOIS)
)SS.
COUNTY OF COOK)



The undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Robert J. Lewandowski of R. Franczak & Associates, Inc., the Vice President thereof, personally known to be the same person whose name is subscribed to the foregoing instrument as such Vice President, appeared before me this day in person and acknowledged that (s)he signed and delivered said instrument as his/her free and voluntary act, and as the free and voluntary act of said corporation, as a Manager in River Development, L.L.C., for the uses ad purposes therein set forth.

GIVEN under my hand and Notarial seal this 2nd day of February, 1999.



Linda Yi Condon
Notary Public

THIS INSTRUMENT WAS PREPARED BY AND AFTER RECORDING, SHOULD BE RETURNED TO:
Linda Yi Condon, River Development, L.L.C., 7458 N. Harlem Avenue, Chicago, IL 60631.



EXHIBIT A TO SPECIAL AMENDMENT NO. 12

PARCEL 1:

Lot 1 in River Pointe "Amended" Subdivision, being a Subdivision of part of the Southwest Quarter of Section 16 and part of the Southeast Quarter of Section 17, Township 41 North, Range 12, East of the Third Principal Meridian, according to the Plat thereof recorded November 14, 1996 as Document Number 96870900, and corrected by Certificate of Correction recorded December 6, 1996 as Document Number 96922638, in Cook County, Illinois.

Address: 675 S. Pearson, Des Plaines, IL 60016

PIN Numbers: 09-17-416-029-1001 thru 09-17-416-029-1078

Dwelling

Units: 1-301 thru 1-313, 1-401 thru 1-413, 1-501 thru 1-513, 1-601 thru 1-613,
1-701 thru 1-713, 1-801 thru 1-813

PARCEL 2:

Lots 2 and 4 in River Pointe "Amended" Subdivision, being a Subdivision of part of the Southwest Quarter of Section 16 and part of the Southeast Quarter of Section 17, Township 41 North, Range 12, East of the Third Principal Meridian, according to the Plat thereof recorded November 14, 1996 as Document Number 96870900, and corrected by Certificate of Correction recorded December 6, 1996 as Document Number 96922638, in Cook County, Illinois

Address: 650 S. River Road, Des Plaines, IL 60016

Dwelling

Units: 2-301 thru 2-313, 2-401 thru 2-413, 2-501 thru 2-513,
2-601 thru 2-613, 2-701 thru 2-713, 2-801 thru 2-813

PIN Numbers: 09-17-416-029-1079 thru 09-17-029-1156

UNOFFICIAL COPY

EXHIBIT Z ATTACHED TO SPECIAL AMENDMENT NO. 12

