

**THIS INSTRUMENT PREPARED BY  
AND RETURN TO:**

**Jerry Weiss  
Weiss Development Corp.  
175 Olde Half Day Rd. #220  
Lincolnshire, IL 60069**

**FOURTEENTH AMENDMENT TO DECLARATION OF CONDOMINIUM OWNERSHIP  
AND OF EASEMENTS, RESTRICTIONS AND COVENANTS FOR LINCOLNSHIRE  
PLACE CONDOMINIUMS**

THIS FOURTEENTH AMENDMENT TO DECLARATION OF CONDOMINIUM OWNERSHIP AND OF EASEMENTS, RESTRICTIONS, COVENANTS FOR LINCOLNSHIRE PLACE CONDOMINIUMS (“FOURTEENTH AMENDMENT”), made and entered into this \_\_\_\_ day of January, 2012 by Lincolnshire Place L.L.C., a limited liability corporation (“Declarant”).

**WITNESSETH:**

WHEREAS, on October 7, 2008, Declarant executed a Declaration of Condominium Ownership for the Lincolnshire Place Condominiums (the “Declaration”), which was recorded in the Office of the Recorder of Deeds of Lake County, Illinois on October 15, 2008, as Document Number 6400887, amended by the First Amendment recorded on December 1, 2008 as Document Number 6414013, amended by the Second Amendment recorded on January 9, 2009 as Document Number 6423783, amended by the Third Amendment recorded on April 22, 2009 as Document Number 6464105, amended by the Fourth Amendment recorded on May 27, 2009 as Document Number 6477239, amended by the Fifth Amendment recorded on September 15, 2009 as Document Number 6521634, amended by the Sixth Amendment recorded on November 10, 2009 as Document Number 6540635, amended by the Seventh Amendment recorded on March 30, 2010 as Document Number 6588446, amended by the Eighth Amendment recorded on June 21, 2010 as Document Number 6614391, amended by the Ninth Amendment recorded on August 19, 2010 as Document Number 6634671, amended by the Tenth Amendment recorded on December 2, 2010 as Document Number 6676669, amended by the Eleventh Amendment recorded on March 2, 2011 as Document Number 6712643, amended by the Twelfth Amendment recorded on July 26, 2011, amended by the Thirteenth Amendment recorded on November 18, 2011, whereby certain real estate was submitted to the Condominium Property Act of the State of Illinois (the “Act”);

WHEREAS, pursuant to Article 24 of the Declaration, the Declarant reserved the right to add and annex certain portions of the Additional Land to the Property (as defined in the Declaration) and the Parcel (as defined in the Declaration); and

WHEREAS, the Declarant desires to annex and add a portion of the Additional Land described as Part IV of Exhibit A attached hereto to the Property and the Parcel in accordance with the terms and conditions of the Declaration, all as provided in this FOURTEENTH AMENDMENT.

NOW, THEREFORE, the Declarant, pursuant to the terms and conditions of the Declaration and the Act, declares as follows:

1. **CONFLICTS.** Wherever the terms and conditions of this FOURTEENTH AMENDMENT conflict with the terms and conditions of the terms and conditions of the Declaration, as modified by previous amendments, the terms and conditions of this FOURTEENTH AMENDMENT shall control and govern. All other terms and conditions of the Declaration, as modified, are hereby restated as if fully set forth in their entirety.
2. **ANNEXING ADDITIONAL PROPERTY.** The Declaration is hereby amended to submit a portion of the Additional Land, consisting of Unit 108 on the 1<sup>st</sup> floor and Unit 304 on the 3<sup>rd</sup> floor, which is legally described on Exhibit “B”, which is attached hereto and made a part hereof, to the terms and conditions of the Declaration and the Act.

3. MODIFICATION TO EXHIBITS "A" and "B" TO THE DECLARATION. Exhibit "A" to the Declaration is hereby deleted in its entirety. Exhibit "A" attached hereto is inserted instead. Exhibit B, the Plat of Survey, which is attached hereto as Exhibit "B", and made a part hereof, replaces the original Plat of Survey, Exhibit B, to the Declaration. From and after the date hereof, any reference to Exhibit "A" to the Declaration shall be deemed to refer to Exhibit "A" to the Declaration, as modified hereby. From and after the date hereof, any reference to Exhibit "B" to the Declaration shall be deemed to refer to Exhibit "B" attached hereto.

4. MODIFICATIONS TO EXHIBITS "C" AND "D" TO THE DECLARATION. Exhibits "C" and "D" to the Declaration are hereby deleted in their entirety and the Exhibits "C" and "D", which are attached hereto as Exhibits "C" and "D" respectively, which are made a part hereof, are inserted instead. From and after the date hereof, any reference to Exhibits "C" and "D" shall be deemed to refer to Exhibits "C" and "D", which are attached hereto and made a part hereof.

**Signature page follows**



## Exhibit "A"

### LEGAL DESCRIPTION

All that part of the following described property in Lincolnshire Place Condominiums, according to the Plat of Survey attached hereto as Exhibit B:

Except those portions of the property designated therein as the "Future Units" namely: 103, 104, 106, 107, 109, 110, 111, 112, 116, 202, 203, 206, 207, 213, 214, 216, 301, 302, 303, 306, 308, 309, 310, 313, 406, 408, 410, 411, 414, 416 and all other areas shown on the survey as not included. For the avoidance of doubt those units identified on said plat as units: 101, 102, 105, 108, 113, 114, 115, 201, 204, 205, 208, 209, 210, 211, 212, 215, 304, 305, 307, 311, 312, 314, 315, 316, 401, 402, 403, 404, 405, 409, 412, 413 and all of the common elements are hereby submitted.

PARCEL 1:

THAT PART OF THE SOUTHEAST QUARTER OF SECTION 15, TOWNSHIP 43 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN LAKE COUNTY, ILLINOIS DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF THE VILLAGE GREEN CONDOMINIUMS SUBDIVISION, BEING A SUBDIVISION IN THAT PART OF SAID SOUTHEAST QUARTER, ACCORDING TO THE PLAT THEREOF RECORDED AUGUST 16, 1999 AS DOCUMENT NUMBER 4403688; THENCE NORTHWESTERLY ALONG THE CENTERLINE OF OLDE HALF DAY ROAD, HAVING AN ILLINOIS COORDINATE SYSTEM EAST ZONE GRID BEARING OF NORTH 78 DEGREES 39 MINUTES 56 SECONDS WEST A DISTANCE OF 73.36 FEET TO A POINT ON A LINE 72.00 FEET WEST OF, MEASURED PERPENDICULAR TO AND PARALLEL WITH THE WEST LINE OF SAID VILLAGE GREEN CONDOMINIUMS SUBDIVISION TO THE POINT OF BEGINNING; THENCE CONTINUING NORTH 78 DEGREES 39 MINUTES 56 SECONDS WEST, 131.64 FEET ALONG SAID CENTER LINE TO A POINT ON A LINE, SAID LINE BEING PARALLEL TO THE EAST LINE OF THE NORTHWEST QUARTER OF SAID SOUTHEAST QUARTER; THENCE SOUTH 00 DEGREES 32 MINUTES 32 SECONDS WEST, 717.57 FEET ALONG SAID PARALLEL LINE TO THE CENTERLINE OF INDIAN CREEK, AS MEASURED; THENCE SOUTH 44 DEGREES 03 MINUTES 54 SECONDS EAST, 64.24 FEET ALONG SAID CENTERLINE OF CREEK; THENCE CONTINUING SOUTH 67 DEGREES 57 MINUTES 50 SECONDS EAST, 120.49 FEET ALONG SAID CENTERLINE OF CREEK; THENCE CONTINUING SOUTH 80 DEGREES 32 MINUTES 40 SECONDS EAST, 48.50 FEET ALONG SAID CENTERLINE TO A POINT ON THE WEST LINE OF SAID VILLAGE GREEN CONDOMINIUMS SUBDIVISION; THENCE NORTH 00 DEGREES 15 MINUTES 54 SECONDS EAST, 155.39 FEET ALONG SAID WEST LINE; THENCE NORTH 52 DEGREES 48 MINUTES 18 SECONDS WEST, 90.07 FEET TO A POINT ON THE AFORESAID 72.00 FEET PARALLEL LINE; THENCE NORTH 01 DEGREES 15 MINUTES 54 SECONDS EAST, 581.16 FEET ALONG SAID PARALLEL LINE TO THE POINT OF BEGINNING, EXCEPT THAT PART THEREFROM DEDICATED FOR PUBLIC ROAD PURPOSES AS RECORDED DECEMBER 12, 1924 AS DOCUMENT NUMBER 250029, IN LAKE COUNTY, ILLINOIS.

PARCEL 2:

NONEXCLUSIVE EASEMENT FOR THE BENEFIT OF PARCEL 1 FOR VEHICULAR AND PEDESTRIAN ACCESS OVER AND UPON THE FOLLOWING DESCRIBED PROPERTY: BEGINNING AT THE NORTHWEST CORNER OF THE VILLAGE GREEN CONDOMINIUMS SUBDIVISION, BEING A SUBDIVISION IN THAT PART OF SAID SOUTHEAST 1/4, ACCORDING TO THE PLAT THEREOF RECORDED AUGUST 16, 1999, AS DOCUMENT 4403688; THENCE NORTHWESTERLY ALONG THE CENTERLINE OF OLDE HALF DAY ROAD, HAVING AN ILLINOIS COORDINATE SYSTEM EAST ZONE GRID BEARING OF NORTH 78 DEGREE 39 MINUTES 56 SECONDS WEST A DISTANCE OF 73.36 FEET TO A POINT ON A LINE 72.00 FEET WEST OF, MEASURED PERPENDICULAR TO AND PARALLEL WITH THE WEST LINE OF SAID VILLAGE GREEN CONDOMINIUMS SUBDIVISION; THENCE SOUTH 00 DEGREES 15 MINUTES 54 SECONDS WEST, 581.16 FEET ALONG SAID PARALLEL LINE; THENCE SOUTH 52 DEGREES 48 MINUTES 18 SECONDS EAST, 90.07 FEET TO A POINT ON SAID WEST LINE OF VILLAGE GREEN CONDOMINIUMS SUBDIVISION; THENCE NORTH 00 DEGREES 15 MINUTES 54 SECONDS EAST, 621.19 FEET ALONG THE WEST LINE TO THE POINT OF BEGINNING, EXCEPT THAT PART THEREOF DEDICATED FOR PUBLIC ROAD PURPOSES AS RECORDED DECEMBER 12, 1924 AS DOCUMENT NUMBER 250029, IN LAKE COUNTY, ILLINOIS

Exhibit "B"

AMENDED PLAT OF SURVEY

See attached

Exhibit "C"

**LINCOLNSHIRE PLACE CONDOMINIUMS**

Schedule of Unit Owner's Percentage of Ownership in Common Elements

<b>Unit</b>	<b>Percentage of Interest</b>
101	3.14%
102	3.08%
105	2.49%
108	3.18%
113	2.43%
114	2.38%
115	3.40%
201	3.20%
204	3.27%
205	2.51%
208	3.20%
209	3.31%
210	3.20%
211	2.55%
212	2.40%
215	3.37%
304	3.31%
305	2.55%
307	4.78%
311	2.57%
312	2.43%
314	3.33%
315	3.40%
316	3.25%
401	3.50%
402	3.25%
403	3.06%
404	2.57%
405	4.36%
409	4.39%
412	2.47%
413	3.67%
<b>TOTAL</b>	<b>100.00%</b>

## Exhibit "D"

### ADD-ON OF ADDITIONAL LAND

That part of the following described property in Lincolnshire Place Condominiums, according to the Plat of Survey attached hereto as Exhibit B consisting of those portions of the property designated therein as the "Future Units" namely: **103, 104, 106, 107, 109, 110, 111, 112, 116, 202, 203, 206, 207, 213, 214, 216, 301, 302, 303, 306, 308, 309, 310, 313, 406, 408, 410, 411, 414, 416** and all other hatched areas shown on the survey as not included.

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