



8 0 3 1 0 4 1
Tx:4022205

2012R-02449
GEORGIA VOLM
ADAMS COUNTY CLERK/RECORDER
ADAMS COUNTY, ILLINOIS
RECORDED ON
03/12/2012 12:15 PM
REC FEE: 18.00
GIS RECORDER FEE: 1.00
GIS COUNTY FEE: 19.00
RHSP HOUSING FEE: 10.00

PIN 23-3-1486-008-00

**THIRD AMENDMENT TO
DECLARATION OF CONDOMINIUM
PURSUANT TO THE CONDOMINIUM
PROPERTY ACT FOR
DESTINY COURT CONDOMINIUM**

This Third Amendment to Declaration of Condominium for Destiny Court Condominium is made and published on this 5th day of March, 2012, by Tom Stupavsky Construction, Inc., an Illinois corporation, the Owner and Developer (hereinafter "Developer").

WITNESSETH:

WHEREAS, Developer filed the original Declaration of Condominium Pursuant to the Condominium Property Act for Destiny Court Condominium (hereinafter "original Declaration") on March 11, 2009 in Book 709, at page 2965 with the Adams County, Illinois Clerk/Recorder, involving certain real estate described on the attached "Exhibit A" located in Quincy, Adams County, Illinois; and

WHEREAS, in the original Declaration at ¶3, the Plat of Condominium development (consisting of three (3) pages and referred to as "Exhibit B-1") (hereinafter "original Plat"), was incorporated by reference; and said original Plat was recorded on March 11, 2009 in Book 709, at page 2964 with the Adams County, Illinois Clerk/Recorder; and

WHEREAS, when the original Plat was filed, Units 1, 2 and 3 of the eleven (11) units of the Condominium development were completed; and

WHEREAS, when Developer completed Units 4, 5 and 6 of the eleven (11) units of the Condominium development, Developer amended the original Plat pursuant to the Condominium Property Act by filing the First Amendment to Declaration of Condominium Pursuant to the Condominium Property Act for Destiny Court Condominium on April 12, 2010 bearing Document Number 2010R-02817; and

WHEREAS, when Developer completed Units 7, 8 and 9 of the eleven (11) units of the Condominium development, Developer amended the original Plat pursuant to the Condominium Property Act by filing the Second Amendment to Declaration of Condominium Pursuant to the Condominium Property Act for Destiny Court Condominium on October 3, 2011 bearing Document Number 2011R-08864; and

WHEREAS, Developer has now completed Units 10 and 11 of the eleven (11) units of the Condominium development, and Developer must amend the original Plat pursuant to the Condominium Property Act; and

WHEREAS, this Third Amendment is authorized and made pursuant to ¶21 of the original Declaration and §5 of the Condominium Property Act of Illinois (765 ILCS 605/5).

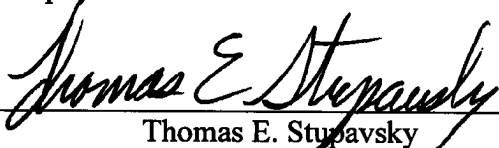
NOW, THEREFORE, pursuant to the aforesaid ¶21 of the original Declaration and §5 of the Condominium Property Act, Developer amends the aforesaid original Declaration as follows:

1. Description of Units. ¶3 of the original Declaration is amended by annexing hereto the Plat attached and referred to as “**Exhibit B Plan Amendment 3**”, consisting of three (3) pages, which has been recorded with the Adams County, Illinois Clerk/Recorder on February 15, 2012 bearing document no. 2012R-01533.

2. Ratification. In all other respects, the original Declaration is confirmed and ratified.

IN WITNESS WHEREOF, the said Tom Stupavsky Construction, Inc., as the Owner and Developer aforesaid, has executed this Second Amendment to Declaration of Condominium by its President, Thomas E. Stupavsky, on the day and year first above written.

Tom Stupavsky Construction, Inc., Owner and
Developer

By 
Thomas E. Stupavsky
President

STATE OF ILLINOIS)
) ss.
COUNTY OF ADAMS)

I, the undersigned, a Notary Public, in and for said County and State, do hereby certify that Thomas E. Stupavsky, personally known to me to be the same person whose name is subscribed to the foregoing Third Amendment to Declaration of Condominium, and personally known to me to be the President of Tom Stupavsky Construction, Inc., an Illinois corporation, appeared before me this day in person and acknowledged that he signed, sealed and delivered said instrument as his free and voluntary act and as the free and voluntary act of Tom Stupavsky Construction, Inc., for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 5th day of March, 2012.





Notary Public

Document Prepared By and Return To:

James L. Palmer, Esq.
Scholz, Loos, Palmer, Siebers & Duesterhaus LLP
625 Vermont Street
Quincy, IL 62301
217/223-3444
217/223-3450 (FAX)
© Copyright 2009

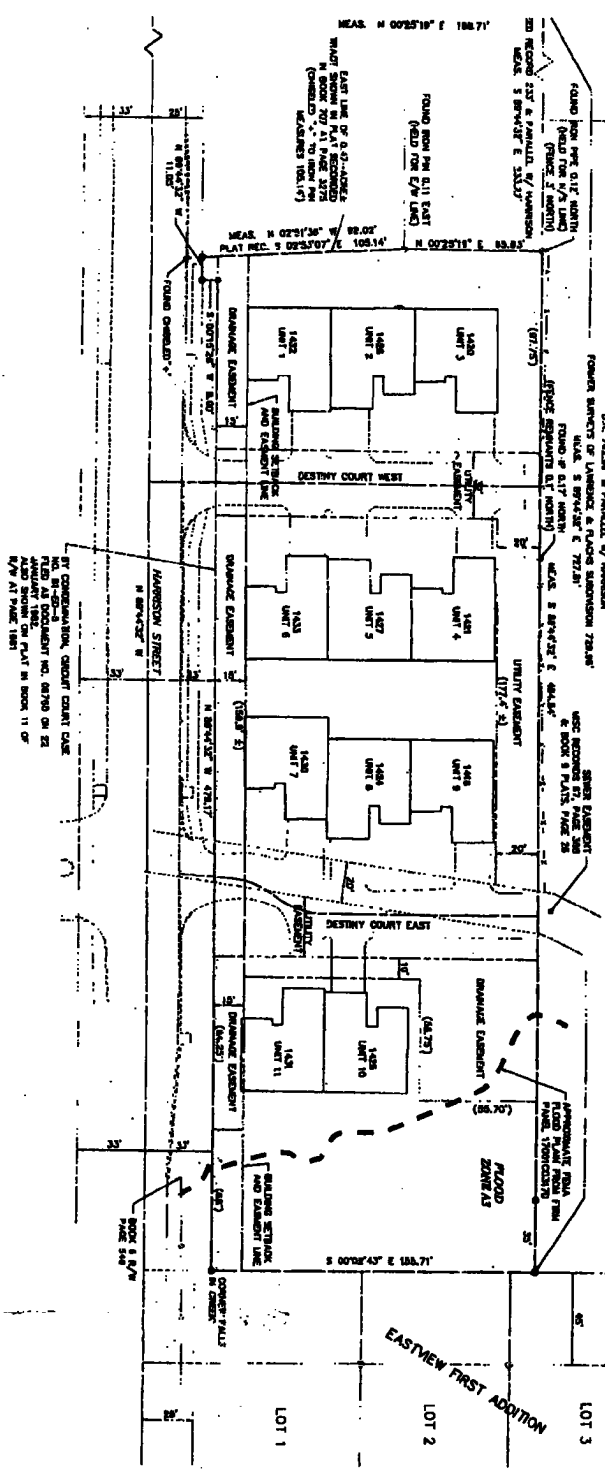
EXHIBIT A

Legal Description of the Property

A tract of land described in a Warranty Deed recorded in Book 707 at Page 7977, said tract being a part of Lot 12 in Stahl and Lawrence's Subdivision of the Northwest Quarter of Section 7 in Township 2 South of the Base Line and in Range 8 West of the Fourth Principal Meridian, in the City of Quincy, Adams County, Illinois, said tract being further described as follows:

Commencing at a point on the centerline of South 24th Street North 00 degrees 25 minutes 19 seconds West a deed record 188.5 feet measured as 188.71 feet from the intersection of the centerline of Harrison Street and the centerline of South 24th Street; thence South 89 degrees 44 minutes 32 seconds East parallel with the centerline of Harrison Street a record 233 feet measured as 233.27 feet to the northwest corner of said tract and the point of beginning; thence continuing South 89 degrees 44 minutes 32 seconds East parallel with the centerline of Harrison Street and on the boundary of said tract 494.54 feet to the northeast corner of said tract, said corner also being a point on the west line of Eastview First Addition; thence South 00 degrees 02 minutes 43 seconds East on the west line of said Eastview First Addition and on the boundary of said tract 155.71 feet to a point on the northerly right of way line of Harrison Street, said point being the southeast corner of said tract; thence North 89 degrees 44 minutes 32 seconds West on said northerly right of way line and on the boundary of said tract 479.17 feet; thence South 00 degrees 15 minutes 28 seconds West on said northerly right of way line and on the boundary of said tract 8.00 feet; thence North 89 degrees 44 minutes 32 seconds West on said northerly right of way line and on the boundary of said tract 11.05 feet to the southwest corner of said tract; thence North 02 degrees 51 minutes 36 seconds West on the boundary of said tract a record 105.14 feet measured as 98.02 feet; thence North 00 degrees 25 minutes 19 seconds East parallel with the centerline of South 24th Street and on the boundary of said tract a record 66 feet measured as 65.83 feet to the point of beginning, containing 1.7670 acres, more or less, and being subject to easements of record.

1. SET POINT LINE TO EXISTING FOUNDATION WALLS.
 2. FOUNDATION WALLS TO BE CONSTRUCTED IN ACCORDANCE WITH THE SPECIFICATIONS OF THE ILLINOIS CONSTRUCTION CODE AND THE ILLINOIS STATE BOARD OF CONSTRUCTION.
 3. ALL FOUNDATION WALLS TO BE CONCRETE AND 18" THICK.
 4. ALL FOUNDATION WALLS TO BE REINFORCED WITH #4 BARS AT 18" ON CENTER.
 5. ALL FOUNDATION WALLS TO BE FINISHED WITH INTERIOR FINISHES.
 6. ALL FOUNDATION WALLS TO BE PROTECTED BY AN EXISTING FOUNDATION WALL.

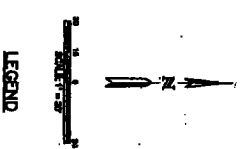


A plan of this property is a preliminary plan recorded in Book 778, Page 2721, and Book 779, Page 1035 of the Public Record of Adams County, Illinois. The plan shows the location of the property in relation to the existing streets and the proposed building. The plan also shows the location of the existing foundation walls and the proposed foundation walls.

I HEREBY CERTIFY THAT THE ABOVE DESCRIBED AND PLANNED OR TENTATIVE CONSTRUCTION IS IN ACCORDANCE WITH THE PLANNING AND ZONING ORDINANCES OF THE CITY OF ROCKFORD, ILLINOIS. THE PLANNING AND ZONING ORDINANCES OF THE CITY OF ROCKFORD, ILLINOIS, REQUIRE THAT THE ABOVE DESCRIBED AND PLANNED OR TENTATIVE CONSTRUCTION BE IN ACCORDANCE WITH THE PLANNING AND ZONING ORDINANCES OF THE CITY OF ROCKFORD, ILLINOIS.

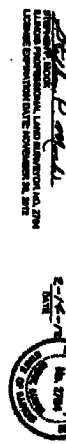
DESTINY COURT CONDOMINIUMS
1.7570 ACRES

- 1. CORNER 'D' NORTHEAST CORNER SQUARE AT SOUTHWEST CORNER BRUCE OGDEN CENTER ON HAMMONS STREET - CITY BLOCK
- 2. CORNER 'D' NORTHWEST CORNER WEST SOUTH-WEST CORNER OF WEST OF CENTER LINE DESTINY COURT WEST - CITY BLOCK



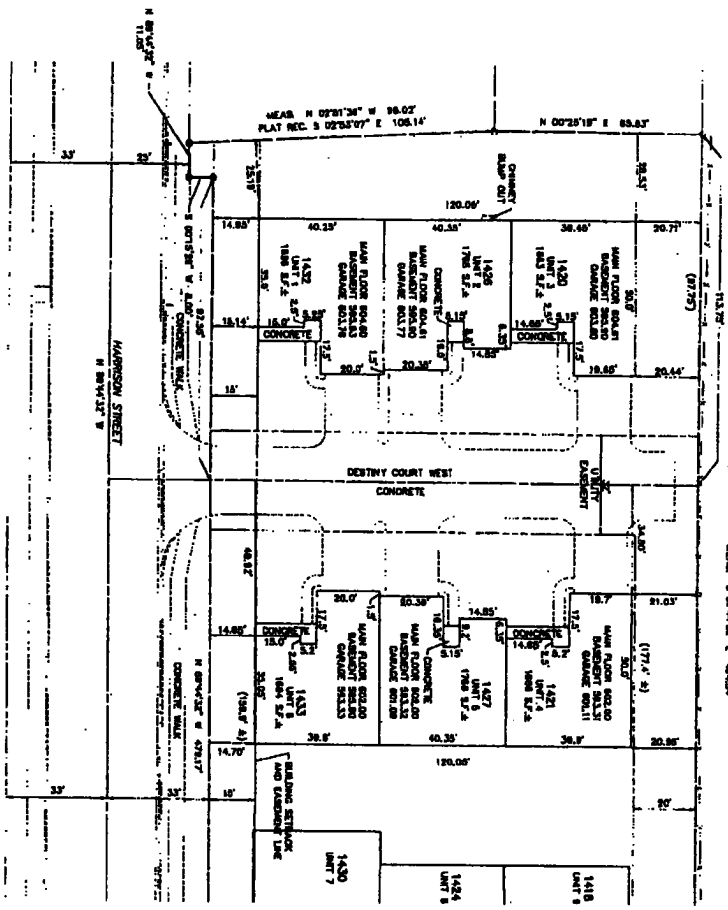
LEGEND

- PROPERTY LINE
- CONTOUR LINE
- EXISTING WALL
- ONE OF VARIOUS TYPES OF WALLS
- EXISTING FOUNDATION
- 3/4" NON PER. SET THE PROJECT



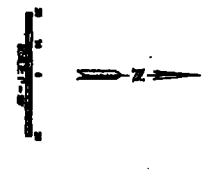
KLINER
ENGINEERING ARCHITECTURE & SURVEYING
1010 N. CALIFORNIA STREET
ROCKFORD, IL 61103-3738
PHONE: 815-398-2200
FAX: 815-398-2201
WWW.KLINER-ILL.COM

EXHIBIT B PLAN AMENDMENT J			DESTINY COURT CONDOMINIUMS TOM STUPAVSKY, DEVELOPER		
SHEET NO. 1/3	DATE FEB 2013	SCALE 1" = 30'	NO. OF SHEETS 11	REVISION DESCRIPTION	DATE
FULL SCALE DRAWING IS 22" x 34"					



DESTINY COURT CONDOMINIUMS

1.7970 ACRES



LEGEND

- PROPERTY LINE
- CONTOUR
- EXISTING
- MALIBU SETBACK
- EDGE OF FINISHED
- CLIMB AND SETBACK
- STREET EASEMENT
- EXISTING OVERHANG
- AN OVERHANG UNIT
- CLIMB OUT

- ### BOUNDARIES
- 1. CORNER OF DESTINY COURT CONDOMINIUMS IN DESTINY COURT WEST CONCRETE
 - 2. CORNER OF DESTINY COURT CONDOMINIUMS ON WICKHAM STREET - EAST SIDE
 - 3. CORNER OF DESTINY COURT CONDOMINIUMS ON MADISON STREET - EAST SIDE

- ### NOTES
- 1. THE SHOWN ARE TO EXISTING EXISTING SITES.
 - 2. ALL MEASUREMENTS ARE IN FEET.
 - 3. THE SHOWN DESTINY COURT CONDOMINIUMS ARE TO BE CONSIDERED AS DESTINY COURT CONDOMINIUMS AND SHALL BE SUBJECT TO THE DESTINY COURT CONDOMINIUMS PLAN.
 - 4. THE SHOWN DESTINY COURT CONDOMINIUMS ARE TO BE CONSIDERED AS DESTINY COURT CONDOMINIUMS AND SHALL BE SUBJECT TO THE DESTINY COURT CONDOMINIUMS PLAN.

I HEREBY CERTIFY THAT THE ABOVE SHOWN AND PLAN OF DESTINY COURT CONDOMINIUMS SHOWN FROM DESTINY COURT WEST CONCRETE AND FROM DESTINY COURT CONDOMINIUMS ON WICKHAM STREET AND MADISON STREET ARE TRUE AND CORRECT AND THAT THE DESTINY COURT CONDOMINIUMS ARE TO BE CONSIDERED AS DESTINY COURT CONDOMINIUMS AND SHALL BE SUBJECT TO THE DESTINY COURT CONDOMINIUMS PLAN.

Tom Stupavsky
 LARRY STUPAVSKY, OWNER
 LARRY STUPAVSKY, OWNER



BASE OF RECORDS, RECORD OF N 85432' N ON MADISON STREET WAS RECORDED AND RECORDED FOR THE ESTATEMENT FILED WORK COMPLETED 13 FEBRUARY 2012.

KLN ENGINEERS
 ENGINEERS - ARCHITECTS - SURVEYORS
 115 W. MONROE STREET, SUITE 200
 CHICAGO, ILLINOIS 60604
 TEL: 312.555.5555 FAX: 312.555.5555
 www.klnengineers.com

THIS DRAWING IS THE PROPERTY OF THE ENGINEER. IT IS TO BE USED ONLY FOR THE PROJECT AND SITE SPECIFICALLY IDENTIFIED HEREIN. ANY OTHER USE IS PROHIBITED WITHOUT THE WRITTEN CONSENT OF THE ENGINEER.

EXHIBIT B PLAN AMENDMENT 3	DESTINY COURT CONDOMINIUMS TOM STUPAVSKY, DEVELOPER		DESIGNER KLN/CSH	DATE FEB 2012	REVISION ADD UNITS 4, 5 & 6	DATE OCT 2010
	PROJECT NO. 07-0292	SCALE 1" = 50'	FULL SCALE DRAWING IS 22" X 34"			
	SHEET NO. 2/3					

