

R94-151823

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RECORDER
DU PAGE COUNTY

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FIRST AMENDMENT TO THE
BY-LAWS
OF THE
EMERALD SHORES COACH HOMES ASSOCIATION
LOCATED IN AURORA, ILLINOIS

This document prepared by and mailed to:

Timothy C. Evensen
HOA Management Group
5329 S. Main St. #106
Downers Grove, IL 60515
708-971-9010

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FIRST AMENDMENT TO THE
BY-LAWS
OF THE
EMERALD SHORES COACH HOMES ASSOCIATION

This first Amendment to the By-Laws is made this 20th day of March 1994:

RECITALS

A. Whereas, by a recordation of the Declaration of Covenants and Conditions, Easements and Restrictions on 13 October, 1988 and the By-Laws of the Association, under document number R88-117067, the developer submitted certain real estate to the provisions of the Declaration and By-Laws, the legal description of which is attached hereto as Exhibit A, and

B. Whereas, the By-Laws provided for Amendment by a majority of the Board of Directors, in Article 15 of the By-Laws, and

C. Whereas, the Board of Directors, by an instrument executed by a majority of the Directors, the certification of which is attached thereto as Exhibit B, and

Now therefore, the Board of Directors of the Emerald shores coach Homes Association does hereby amend Article 7, Section 7.01 of the By-Laws to be deleted in its entirety, and the following wording to be substituted, as follows:

"If, within thirty (30) days from any such written notice to the Owners of the adoption of any such rule and regulation, or any amendment or any modification thereof, the Voting Members having at least two thirds (2/3) of the total votes shall file with the Board a written objection thereto, then such rule and regulation shall be deemed rescinded until approved by the Voting Members having at least three fourths (3/4) of the total votes provided, however, that the provisions of this sentence shall not apply, and no consent of any Voting Members shall be required with respect to any rules and regulations, or any amendments or modifications thereof adopted by the Board prior to the Turnover Date."

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EX 4137 IT

PARCEL ONE - COMMON AREAS:

THAT PORTION OF THE WILLOW SHORES PLAT OF SUBDIVISION OF PART OF THE SOUTH EAST QUARTER OF SECTION 20 AND PART OF THE EAST ONE-HALF OF SECTION 29, TOWNSHIP 38 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED AUGUST 14, 1979 AS DOCUMENT R79-72361, IN DUPAGE COUNTY, ILLINOIS, AND ANY PLAT OF SUBDIVISION OR RESUBDIVISION RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF DUPAGE COUNTY, ILLINOIS, NOT DESIGNATED AS A SEPARATE RESIDENTIAL UNIT OF THE FOLLOWING:

PIN:

LOT 52:
PARCEL ONE: 07-29-206-016
400 Frontenac Ct., Aurora, IL
PARCEL TWO: 07-29-206-017
402 Frontenac Ct., Aurora, IL
PARCEL THREE: 07-29-206-018
406 Frontenac Ct., Aurora, IL
PARCEL FOUR: 07-29-206-019
408 Frontenac Ct., Aurora, IL

LOT 54:
PARCEL ONE: 07-29-205-090
3479 Willow View Ct, Aurora, IL
PARCEL TWO: 07-29-205-089
3481 Willow View Ct, Aurora, IL
PARCEL THREE: 07-29-205-092
3483 Willow View Ct, Aurora, IL
PARCEL FOUR: 07-29-205-091
3485 Willow View Ct, Aurora, IL

LOT 55:
PARCEL ONE: 07-29-205-085
3489 Willow View Ct., Aurora, IL
PARCEL TWO: 07-29-205-086
3491 Willow View Ct., Aurora, IL
PARCEL THREE: 07-29-205-088
3493 Willow View Ct., Aurora, IL
PARCEL FOUR: 07-29-205-087
3495 Willow View Ct., Aurora, IL

LOT 56:
PARCEL ONE: 07-29-205-096
3501 Willow View Ct, Aurora, IL
PARCEL TWO: 07-29-205-098
3503 Willow View Ct, Aurora, IL
PARCEL THREE: 07-29-205-097
3505 Willow View Ct, Aurora, IL
PARCEL FOUR: 07-29-205-095
3499 Willow View Ct, Aurora, IL

LOT 57:
PARCEL ONE: 07-29-205-118
3509 Willow View Ct., Aurora, IL
PARCEL TWO: 07-29-205-115
3511 Willow View Ct., Aurora, IL
PARCEL THREE: 07-29-205-116
3513 Willow View Ct., Aurora, IL
PARCEL FOUR: 07-29-205-117
3515 Willow View Ct., Aurora, IL

LOT 58:
PARCEL ONE: 07-29-205-100
3519 Willow View Ct, Aurora, IL
PARCEL TWO: 07-29-205-103
3521 Willow View Ct, Aurora, IL
PARCEL THREE: 07-29-205-101
3523 Willow View Ct, Aurora, IL
PARCEL FOUR: 07-29-205-102
3525 Willow View Ct, Aurora, IL

LOT 59:
PARCEL ONE: 07-29-205-109
3520 Willow View Ct., Aurora, IL
PARCEL TWO: 07-29-205-112
3522 Willow View Ct., Aurora, IL
PARCEL THREE: 07-29-205-110
3524 Willow View Ct., Aurora, IL
PARCEL FOUR: 07-29-205-111
3526 Willow View Ct., Aurora, IL

LOT 60:
PARCEL ONE: 07-29-205-105
3510 Willow View Ct, Aurora, IL
PARCEL TWO: 07-29-205-106
3512 Willow View Ct, Aurora, IL
PARCEL THREE: 07-29-205-108
3514 Willow View Ct, Aurora, IL
PARCEL FOUR: 07-29-205-107
3516 Willow View Ct, Aurora, IL

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LOT 61:
PARCEL ONE: 07-29-205-123
3500 Willow View Ct., Aurora, IL
PARCEL TWO: 07-29-205-122
3502 Willow View Ct., Aurora, IL
PARCEL THREE: 07-29-205-120
3504 Willow View Ct., Aurora, IL
PARCEL FOUR: 07-29-205-121
3506 Willow View Ct., Aurora, IL

LOT 63:
PARCEL ONE: 07-29-205-133
3480 Willow View Ct., Aurora, IL
PARCEL TWO: 07-29-205-132
3482 Willow View Ct., Aurora, IL
PARCEL THREE: 07-29-205-130
3484 Willow View Ct., Aurora, IL
PARCEL FOUR: 07-29-205-131
3486 Willow View Ct., Aurora, IL

LOT 80:
PARCEL ONE: 07-29-205-073
3517 Princeton Ave., Aurora, IL
PARCEL TWO: 07-29-205-074
3515 Princeton Ave., Aurora, IL
PARCEL THREE: 07-29-205-075
3521 Princeton Ave., Aurora, IL
PARCEL FOUR: 07-29-205-076
3519 Princeton Ave., Aurora, IL

LOT 82:
PARCEL ONE: 07-29-204-029
3524 Princeton Ave., Aurora, IL
PARCEL TWO: 07-29-204-030
3520 Princeton Ave., Aurora, IL
PARCEL THREE: 07-29-204-031
3522 Princeton Ave., Aurora, IL
PARCEL FOUR: 07-29-204-032
3518 Princeton Ave., Aurora, IL

LOT 84:
PARCEL ONE: 07-29-204-019
3517 Frontenac Ct., Aurora, IL
PARCEL TWO: 07-29-204-020
3521 Frontenac Ct., Aurora, IL
PARCEL THREE: 07-29-204-021
3515 Frontenac Ct., Aurora, IL
PARCEL FOUR: 07-29-204-022
3519 Frontenac Ct., Aurora, IL

LOT 62:
PARCEL ONE: 07-29-205-127
3490 Willow View Ct., Aurora, IL
PARCEL TWO: 07-29-205-126
3492 Willow View Ct., Aurora, IL
PARCEL THREE: 07-29-205-128
3494 Willow View Ct., Aurora, IL
PARCEL FOUR: 07-29-205-125
3496 Willow View Ct., Aurora, IL

LOT 79:
PARCEL ONE: 07-29-205-068
3531 Princeton Ave., Aurora, IL
PARCEL TWO: 07-29-205-069
3525 Princeton Ave., Aurora, IL
PARCEL THREE: 07-29-205-070
3529 Princeton Ave., Aurora, IL
PARCEL FOUR: 07-29-205-071
3527 Princeton Ave., Aurora, IL

LOT 81:
PARCEL ONE: 07-29-205-081
3533 Princeton Ave., Aurora, IL
PARCEL TWO: 07-29-205-082
3535 Princeton Ave., Aurora, IL
PARCEL THREE: 07-29-205-083
3537 Princeton Ave., Aurora, IL

LOT 83:
PARCEL ONE: 07-29-204-024
3532 Princeton Ave., Aurora, IL
PARCEL TWO: 07-29-204-025
3528 Princeton Ave., Aurora, IL
PARCEL THREE: 07-29-204-026
3530 Princeton Ave., Aurora, IL
PARCEL FOUR: 07-29-204-027
3526 Princeton Ave., Aurora, IL

LOT 85:
PARCEL ONE: 07-29-204-014
3536 Frontenac Ct., Aurora, IL
PARCEL TWO: 07-29-204-015
3530 Frontenac Ct., Aurora, IL
PARCEL THREE: 07-29-204-016
3534 Frontenac Ct., Aurora, IL

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LOT 86:
PARCEL ONE: 07-29-204-009
3531 Frontenac Ct., Aurora, IL
PARCEL TWO: 07-29-204-010
3527 Frontenac Ct., Aurora, IL
PARCEL THREE: 07-29-204-011
3529 Frontenac Ct., Aurora, IL
PARCEL FOUR: 07-29-204-012
3525 Frontenac Ct., Aurora, IL

LOT 87:
PARCEL ONE: 07-29-204-039
3520 Frontenac Ct., Aurora, IL
PARCEL TWO: 07-29-204-040
3522 Frontenac Ct., Aurora, IL
PARCEL THREE: 07-29-204-041
3524 Frontenac Ct., Aurora, IL
PARCEL FOUR: 07-29-204-042
3526 Frontenac Ct., Aurora, IL

LOT 88:
PARCEL ONE: 07-29-204-034
3512 Frontenac Ct., Aurora, IL
PARCEL TWO: 07-29-204-035
3516 Frontenac Ct., Aurora, IL
PARCEL THREE: 07-29-204-036
3510 Frontenac Ct., Aurora, IL
PARCEL FOUR: 07-29-204-037
3514 Frontenac Ct., Aurora, IL

PARCEL TWO:

SUBJECT TO AN EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF ALL RESIDENTIAL UNITS OVER AND ACROSS THE COMMON AREA AS SET FORTH IN THE DECLARATION OF EASEMENT RECORDED OCTOBER 13, 1988 AS DOCUMENT R88-117067.

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EXHIBIT B

We, a majority of the Board of Directors of the Emerald Shores
Coach Homes Association, a duly organized and existing Illinois
not-for-profit Corporation, certify by our signature below, that
the preceding is a true copy of the First Amendment to the
By-Laws of the Association.

Charles Conley
Charles Conley, President

Judith Rayter
Judith Rayter, Secretary

Sue Sturman
~~Susan Sturman, Treasurer~~
SUE STURMAN

Edward G. O'Rourke
Edward O'Rourke, Director

March 20, 1994

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