

THIS INSTRUMENT PREPARED
BY AND SHOULD BE RETURNED
TO:

Brian Meltzer
MELTZER, PURTILL & STELLE LLC
1515 East Woodfield Road
Second Floor
Schaumburg, Illinois 60173-5431

ABOVE SPACE FOR RECORDER'S USE ONLY

12/04/08

**AMENDMENT NO. 1 TO
COMMUNITY DECLARATION FOR CHATHAM SQUARE**

This Amendment is made by Chatham Square Homeowners Association, an Illinois not for profit corporation ("Community Association").

R E C I T A L S

Gladstone Acquisitions, L.L.C., an Illinois limited liability company ("Declarant"), recorded the Community Declaration for Chatham Square in the Office of the Recorder of Deeds for Kendall County, Illinois on October 6, 2006, as Document No. 200600032526 and in the Office of the Recorder of Deeds for Will County, Illinois on October 6, 2006, as Document No. R2006168701 (the "Community Declaration"). The Declaration is currently Recorded with respect to the real estate which is legally described in Exhibit A hereto.

Pursuant to Section 10.02 of the Community Declaration, the Community Declaration may be amended, abolished, modified, enlarged, or otherwise changed in whole or in part by the vote of Voting Members representing at least Seventy-Five Percent (75%) of the total votes. Pursuant to Section 5.05 of the Community Declaration, Declarant currently holds all voting rights in the Community Association. The Declarant, as the holder of all voting rights in the Community Association consented to this Amendment No. 1.

Accordingly, the Community Declaration is hereby amended as follows:

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

2. Amendment of Article Six. A new Section 6.10 is hereby added to the Community Declaration to be and read, in its entirety, as follows:

“6.10 LEVY FOR FINAL ACCEPTANCE: Declarant shall have the right to levy or assess such amounts as may be reasonably necessary for the Declarant to obtain final acceptance by the Municipality of subdivision improvements, where such improvements have been previously completed by Declarant or contractors engaged by the Declarant.”

3. Covenants to Run With Land. The covenants, conditions, restrictions and easements contained in the Community Declaration, as amended, shall run with and bind the Premises.

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

Dated: December ____, 2008

COMMUNITY ASSOCIATION

CHATHAM SQUARE HOMEOWNERS
ASSOCIATION, an Illinois not for profit
corporation

By: _____
David V. Bolger, President

STATE OF ILLINOIS)
) SS
COUNTY OF _____)

I, _____, a Notary Public in and for said County and State, do hereby certify that David V. Bolger, as the President of Chatham Square Homeowners Association, an Illinois not for profit corporation (“Community Association”), appeared before me this day in person and acknowledged that he signed, sealed and delivered this instrument as his free and voluntary act, and as the free and voluntary act of the Community Association for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal this day of December, 2008.

Notary Public

CONSENT OF DECLARANT

The undersigned, as the holder of One Hundred Percent (100%) of the voting rights in the Community Association, hereby consents to this Amendment No. 1 to Community Declaration for Chatham Square.

Dated: December , 2008

DECLARANT:

Gladstone Acquisitions, L.L.C., an Illinois limited liability company

By: _____
David V. Bolger, its Manager

STATE OF ILLINOIS)
) SS
COUNTY OF)

I, _____, a Notary Public in and for said County and State, do hereby certify that David V. Bolger, the Manager of Gladstone Acquisitions, L.L.C., an Illinois limited liability company (the "Declarant"), and, as such, 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 the Declarant for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal this day of December, 2008.

Notary Public

EXHIBIT A

The Premises

I. Dwelling Units

A. Detached Homes:

1. Lots 1 through 12, both inclusive, in Chatham Square Phase 1, Final Plat of Subdivision, Plainfield, Illinois, being a subdivision of the Southwest Fractional Quarter of Section 30, Township 37 North, Range 8 East of the Third Principal Meridian, in Will County, Illinois, pursuant to the plat thereof recorded in Will County, Illinois on March 2, 2006, as Document No. R2006-037229 (the "Chatham Square Phase 1 Subdivision").
2. Lots 17 through 46, both inclusive, Lots 126 through 130, both inclusive, and Lots 134 through 147, both inclusive, in Chatham Square Phase 2, Final Plat of Subdivision, Plainfield, Illinois, being a subdivision of part of the Southeast Quarter of Section 25, Township 37 North, Range 8 East of the Third Principal Meridian, in Kendall County, and Part of the Southwest Fractional Quarter of Section 30, Township 37 North, Range 9 East of the Third Principal Meridian, in Will County, all in Illinois, pursuant to the plat thereof recorded in Will County, Illinois on July 5, 2006, as Document No. R2006-109309, and recorded in Kendall County, Illinois on July 5, 2006, as Document No. R2006-19786 ("Chatham Square Phase 2 Subdivision").

B. Townhomes: The following described lots shall be divided into Parcels as described in Section 1.20 of the Declaration to which this Exhibit is attached:

1. Lots 177 through 179, both inclusive, in Chatham Square Phase 2 Subdivision.
2. Lots 301 through 309, both inclusive, in Chatham Square Unit 2R, being a resubdivision of Lots 180 through 184 and Outlot D in Block 4 of Chatham Square Subdivision Phase 2, as recorded on July 5, 2006 in Kendall County as Document Number 2006-19786, a subdivision of Part of the Southeast Quarter of Section 25, Township 37 North, Range 8 East of the Third Principal Meridian, in Kendall County Illinois, pursuant to the plat thereof recorded in Kendall County, Illinois on August 19, 2008, as Document No. 200800019274.

II. Community Area:

- A. Outlots I and L in Chatham Square Phase 1 Subdivision.
- B. Outlots A, F, H and T in Chatham Square Phase 2 Subdivision.