

295 327

FIRST AMENDMENT TO
MASTER DEED OF
STONECLIFFE MANOR CONDOMINIUM

BRIDGEVIEW INVESTMENTS, a Michigan co-partnership being the developer and owner of all the units comprising of Stonecliffe Manor Condominium, a condominium project pursuant to the Master Deed thereof recorded September 22, 1986 in Liber 295, Pages 1 through 44 of the records of Mackinac County, Michigan, known as Mackinac County Subdivision Plan No. 9, Mackinac County, Michigan hereby amends said Master Deed pursuant to the authority of Article IX, Sections 1 and 3 of said Master Deed to:

1. Amend that portion of Article VII of the Master Deed which presently reads as follows:

ARTICLE VII
EXPANDABLE AREA

The condominium project established pursuant to the initial Master Deed of Stonecliffe Manor and consisting of 40 Units is intended to be expandable for the sole purpose of constructing association sewage system if such system is required by the appropriate governmental authorities or deemed necessary or desirable by the developer upon all or some portion of the following described premises:

so that said portion of Article VII of the Master Deed shall read as follows:

ARTICLE VII
EXPANDABLE AREA

The condominium project established pursuant to the initial Master Deed of Stonecliffe Manor and consisting of 40 Units is intended to be expandable for the sole purpose of constructing individual septic, private or association sewage system if such system is required by the appropriate governmental authorities or deemed necessary or desirable by the developer upon all or some portion of the following described premises:

2. Amend the first sentence of Section 2 of Article IX of the Condominium Bylaws attached as Exhibit "A" to the Master Deed which presently reads as follows:

Section 2. First Annual Meeting. The First Annual Meeting may be convened only by Developer and may be called at any time after more than 50% of the Units in The Legend Condominiums (determined with reference to the recorded Consolidating Master Deed) have been sold and the purchasers thereof qualified as members of the Association.

so that the first sentence of Section 2, Article IX of the Condominium Bylaws attached as Exhibit "A" of the Master Deed shall read as follows:

Section 2. First Annual Meeting. The First Annual Meeting may be convened only by Developer and may be called at any time after more than 50% of the Units in Stonecliffe Manor Condominiums (determined with reference to the recorded Consolidating Master Deed) have been sold and the purchasers thereof qualified as members of the Association.

Except as expressly modified hereby, the presently recorded Master Deed of the Condominium and the Bylaws of the Condominium and the Condominium Subdivision Plan attached to the Master Deed as Exhibits "A" and "B" remain in full force and effect according to their terms and are hereby ratified, affirmed and redeclared.

STATE OF MICHIGAN
COUNTY OF MACKINAC
O'CLOCK P M.

RECORDED 6th DAY
OCT. A.D. 1986 AT 2:55

Agnes M. LaForte
Register of Deeds

Dated: OCTOBER 3, 1986

WITNESSES:

BRIDGEVIEW INVESTMENTS, a
Michigan co-partnership

Margaret A. Cahill
Margaret A. Cahill

By: George A. Staffan
George A. Staffan

Sandra Johnston Its: Co-partner
Sandra Johnston
STATE OF MICHIGAN)
: SS.
COUNTY OF MACKINAC)

The foregoing First Amendment to Master Deed of Stonecliffe Manor was acknowledged before me this 3rd day of October, 1986 by GEORGE A. STAFFAN, Co-partner of Bridgeview Investments, a Michigan co-partnership on behalf of the co-partnership.

My Commission Expires:
March 26, 1989

Margaret A. Cahill
Margaret A. Cahill Notary Public
Mackinac County, Michigan

Drafted By:
Arthur S. Bond, Jr.
Hilton Shanty Creek
Bellaire, Michigan 49615