

DESCHUTES COUNTY OFFICIAL RECORDS
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2002-03429



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DESCHUTES COUNTY CLERK

CERTIFICATE PAGE



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FIRST AMENDMENT TO AMENDED AND RESTATED BYLAWS

FOR

**TENNIS VILLAGE TOWNHOUSES ASSOCIATION, INC.
(an Oregon Condominium)**

This Amended Declaration, pursuant to the provisions of ORS 100.135 is made and executed in Lane County, Oregon, this 18th day of December 2001, by **TENNIS VILLAGE TOWNHOUSES ASSOCIATION, INC.**, an Oregon nonprofit corporation.

RECITALS

A. TENNIS VILLAGE TOWNHOUSES ASSOCIATION, INC. (the "Association"), is an Oregon nonprofit corporation.

B. The members of the Association are members of a condominium project with Bylaws originally recorded December 13, 1976, in Book 242, Page 192, Deed Records, Deschutes County, Oregon; as amended by instrument recorded December 20, 1983, in Book 37, Page 485, Deed Records and as amended Amended and Restated on November 18, 1986, at Book 136, page 2357, Deschutes County Official Records (collectively the "Amended Bylaws"). The members of the Association have voted to amend the Amended Bylaws as provided herein by a vote of 100% of the membership of the Association. The members of the Association have voted to amend the Amended Declaration as provided herein.

THEREFORE, the Association, on behalf of its Unit Owners, hereby amends the Amended Bylaws as follows:

1. Restatement of Section 4.7. Section 4.7 of the Amended Bylaws is hereby revoked and amended and restated in its entirety as follows:

"4.7 Voting Rights of the Unit Owners. Each Unit Owner shall be entitled to one vote per Unit owned by such Unit Owner; provided, however, if any one Owner, or any group of Owners directly or indirectly related, or affiliated, or in common control with one another (collectively an "Acquiring Person" or "Acquiring Group" as the case may be) attains the ownership of a total of five or more Units, then such Acquiring Person and/or Acquiring Group shall only be entitled to vote a maximum of five votes at any vote of Unit Owners, notwithstanding the ownership of more than five Units, unless a majority of non-interested Unit Owners elect to restore the voting rights of the Acquiring Person or Acquiring Group to one vote per Unit."

2. Defined Terms. Except as otherwise defined herein, the terms used in this First Amendment to the Amended Bylaws (the "First Amendment") shall have the respective meanings assigned to such terms in the Amended Bylaws.

3. **Ratification of Declaration.** Except as expressly amended hereby, all terms, covenants and conditions of the Amended Bylaws shall remain in full force and effect, and the members of **TENNIS VILLAGE TOWNHOUSES ASSOCIATION, INC.** to expressly ratify and confirm the Amended Bylaws as amended hereby. All future references to the Amended Bylaws shall be deemed to refer to the Amended Bylaws as amended hereby.

4. **Effective Date.** This First Amendment shall take effect upon recording.

Executed by the duly authorized representatives of the Association this 18th day of December, 2001.

**TENNIS VILLAGE TOWNHOUSES
ASSOCIATION, INC., an Oregon
nonprofit corporation**

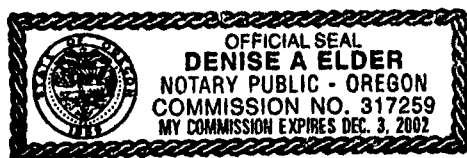
By Larry Brabham
**LARRY BRABHAM, President and
Chairman**

By James W. Hoffman
JAMES W. HOFFMAN, Secretary

STATE OF OREGON)
County of Lane) ss.

The above signed, **LARRY BRABHAM**, certifies that the above was adopted in accordance with the Amended Declaration of the said Association and the provisions of ORS 100.135.

The foregoing instrument was acknowledged before me this 18th day of December, 2001, by **LARRY BRABHAM**, as President and Chairman of **TENNIS VILLAGE TOWNHOUSES ASSOCIATION, INC.**, an Oregon nonprofit corporation.

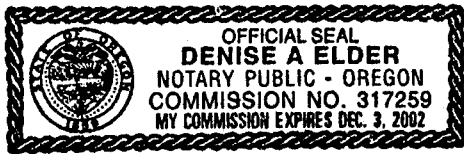


Denise A. Elder
NOTARY PUBLIC FOR OREGON

STATE OF OREGON)
) ss.
County of Lane)

The above signed, **JAMES W. HOFFMAN**, certifies that the above was adopted in accordance with the Amended Declaration of the said Association and the provisions of ORS 100.135.

The foregoing instrument was acknowledged before me this 18th day of December 2001, by **JAMES W. HOFFMAN**, as Secretary of **TENNIS VILLAGE TOWNHOUSES ASSOCIATION, INC.**, an Oregon nonprofit corporation.



Denise A Elder
NOTARY PUBLIC FOR OREGON

The foregoing First Amendment to the Amended Bylaws is approved pursuant to
Section 17 of the Amended Bylaws, this 4th day of January, 2007.

SCOTT W. TAYLOR
REAL ESTATE COMMISSIONER

By


Brian DeMarco