

CERTIFICATION REGARDING AMENDMENT OF BYLAWS

OF

374 - 2164

TENNIS VILLAGE TOWNHOUSES ASSOCIATION, INC.

This certificate is made by the President and Chairman, Larry Brabham, and the Secretary, James Hoffman, of Tennis Village Townhouses Association, Inc. in regards to amending Sections 5.11, 7.4, and 19 of the Bylaws of Tennis Village Townhouses Association, Inc. as shown by the amendment attached hereto as Exhibit A and incorporated by reference herein as if fully set forth.

Larry Brabham
Larry Brabham - President and Chairman

James W. Hoffman
James W. Hoffman - Secretary

STATE OF OREGON)
)ss.
County of Lane)

The above signed, Larry Brabham, certifies that the attached Amendment to the Bylaws of Tennis Village Townhouses Association, Inc. was adopted in accordance with the existing Bylaws of said Association and the provisions of ORS 100.410 and all sections of Oregon law dealing with condominiums.

SUBSCRIBED AND SWORN to before me this 22nd day of May, 1995.

Blair A. Halade
Notary Public for Oregon
My Commission Expires: July 11, 1997

STATE OF OREGON)
)ss.
County of Lane)

The above signed, James Hoffman, certifies that the attached Amendment to Bylaws of Tennis Village Townhouses Association, Inc. was adopted in accordance with the existing Bylaws of said Association and the provisions of ORS 100.410 and all sections of Oregon law dealing with condominiums.

SUBSCRIBED AND SWORN to before me this 23rd day of May, 1995.



Diane Kakouras
Notary Public for Oregon
My Commission Expires: 10/24/97

After recording return to:
James W. Hoffman, 975 Oak Street, Suite 600, Eugene, OR 97401

AMENDMENT TO BYLAWS OF
TENNIS VILLAGE TOWNHOUSES ASSOCIATION, INC.

Section 5.11 shall read:

Compensation of Directors. The directors shall have their dues waived because the Board of Directors is both a policy making and a working, managing board. Further, directors shall be entitled to reimbursement for out-of-pocket expenses incurred in the performance of their duties, provided that no expenses shall be incurred in a sum in excess of \$25.00 without being approved in advance by the entire Board of Directors. All reimbursements made and/or authorized by the Board of Directors to any director shall be reported annually to the Unit Owners.

Section 7.4 shall read:

Apportionment of Receipts and Expenses. Receipts of the property shall be distributed among, and the common expenses shall be charged to, the Unit Owners on the basis of the percentage of ownership as set forth in the Declaration of Tennis Village Townhouses. Receipts by Unit Owners for rental of their unit shall not constitute common receipts. The Association shall bill each owner quarterly for his share of the common expenses, which he shall pay within twenty-five (25) days of receipt of such billing. If any Unit Owner shall become delinquent for two (2) successive months' payment of such common expenses, the Board of Directors shall proceed to record a lien against his unit pursuant to ORS 94.195. No Unit Owner may exempt himself from any liability for his contribution towards common expenses by waiver of the use of enjoyment of any of the common elements or by abandonment of his unit.

Section 19 shall read:

Attorney's Fees, Interest and Late Fee. Each unit owner promises and agrees to pay the Association's reasonable attorney's fees and collection costs with respect to collection of delinquent dues, assessments and other sums owing to the Association by a unit owner. If any suit or action is filed, the amount of such reasonable attorney's fees shall be fixed by the court or courts in which the suit or action, including any appeal therein, is tried, heard or decided, plus for attorney's fees and costs incurred seeking relief from stay in bankruptcy court. Such sums shall include an amount estimated by the Court as reasonable costs and fees to be incurred by the prevailing party in collecting any monetary judgment or award or otherwise enforcing each order, judgment or decree entered such suit, action or other proceedings.

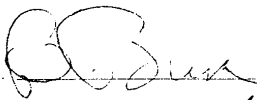
Interest at the rate of eighteen percent (18%) shall be charged on all past due sums if those sums owing the Association by a unit owner are not paid within 25 days of mailing of the bill setting forth the sums owing by to the owner by the Association. Further, a one-time late fee charge of \$25.00 will be charged to each unit owner for each separate charge or fee owing to the Association by the owner which is not paid within 25 days of mailing of the notice of the charge or fee to the owner by the Association.

374 - 2166

STATE OF OREGON)
COUNTY OF DESCHUTES) SS.

I, MARY SUE PENHOLLOW, COUNTY CLERK AND
RECORDER OF CONVEYANCES, IN AND FOR SAID
COUNTY, DO HEREBY CERTIFY THAT THE WITHIN
INSTRUMENT WAS RECORDED THIS DAY:

95 MAY 30 AM 10:30
MARY SUE PENHOLLOW
COUNTY CLERK

BY:  DEPUTY
NO. **95-18346** FEE 15
DESCHUTES COUNTY OFFICIAL RECORDS