

**SIXTH AMENDMENT TO MASTER DEED OF
SOUTHBROOK COURT CONDOMINIUMS NO. 1**

(Act 59, Public Acts of 1978
as amended)

OTTAWA COUNTY CONDOMINIUM SUBDIVISION PLAN No. 10

- (1) Sixth Amendment to Master Deed of Southbrook Court Condominiums No. 1.
- (2) Exhibit "A" to Sixth Amendment to Master Deed: Affidavit of Mailing as to Notices required by Section 90(5) of the Michigan Condominium Act.
- (3) Exhibit "B" to Sixth Amendment to Master Deed: Affidavit of Co-Owner Approval of Sixth Amendment.

No interest in real estate being conveyed hereby, no revenue stamps are required.

This Sixth Amendment to Master Deed Drafted By
and Return to After Recording:

KENNETH W. DOSS (P12905)
DOSS LAW, PLC
301 Hoover Blvd., Suite 600
Holland, MI 49423

SIXTH AMENDMENT TO MASTER DEED

SOUTHBROOK COURT CONDOMINIUMS NO. 1

(Act 59, Public Acts of 1978
as amended)

Owen A. Aukeman, and Mary Lou Aukeman, husband-and-wife, of 3367 Hillcrest, Hudsonville, Michigan (the "Developer"), established Southbrook Court Condominiums No. 1, a condominium project pursuant to the Master Deed thereof dated the 9th day of September, 1971, and recorded on the 16th day of September, 1971, in Liber 633, Pages 186 – 206, inclusive, Ottawa County, Michigan records (the "Initial Master Deed"), being Ottawa County Condominium Subdivision Plan No. 10, as amended by the First Amendment to Master Deed dated the 20th day of February 1976, and recorded on the 9th day of September 6th day of June 2002, in Liber 764, Pages 230 – 244, inclusive, Ottawa County, Michigan records (the "First Amendment to Master Deed"), as amended by the Second Amendment to Master Deed dated the 26th day of October, 1994, and recorded on the second day of November, 1964, in Liber 1043, Pages 732 – 737, inclusive, Ottawa County, Michigan records (the "Second Amendment to Master Deed"), as amended by the Third Amendment to Master Deed dated the 19th day of June, 1986, and recorded on the 24th day of June, 1986, in Liber 1128, Pages 729 – 737, inclusive (the "Third Amendment to Master deed"), as amended by the Fourth Amendment to Master Deed, dated May 29, 2002, and recorded June 5, 2002, in Liber 3497 Pages 014 – 036, inclusive, (the "Fourth Amendment to Master Deed") Ottawa County, Michigan records, as amended by the Fifth Amendment to Master Deed, dated March 16, 2007, and recorded on 03/20/2007 in Liber 5389, Pages 143 – 146, inclusive (the "Fifth Amendment to Master Deed") The Initial Master Deed, the First Amendment to Master Deed through the Fifth Amendment to Master Deed, and this Sixth Amendment to Master Deed (the "Sixth Amendment to Master Deed") are hereinafter collectively referred to as the "Master Deed".

The Initial Master Deed, as amended by the First Amendment to Master Deed through the Fifth Amendment to Master Deed for Southbrook Court Condominiums No. 1 is hereby further amended by Southbrook Court Condominiums, Inc., a Michigan nonprofit corporation (the "Association"), whose address is 5310 Southbrook Court, #33, Hudsonville, Michigan 49426, along with the consent of not less than two-thirds (2/3) of the Unit Co-owners in the Project entitled to vote, pursuant to Section 90 of the Condominium Act (the "Act") and the provisions of Article X of the Master Deed, for the purpose of changing to an Housing for Older Persons project pursuant to the Housing for Older Persons Act of 1995.

To accomplish these purposes, Section 1. Establishment of Restrictions. of ARTICLE VII of the Condominium Bylaws, Exhibit A to the Master Deed is amended as follows:

(a) No Condominium unit shall be used for other than residential purposes in accordance with all applicable zoning ordinances and other local state and/or federal laws, rules and

regulations. No unit will be used or occupied by other than single persons or married couples, its temporary guests, and family servants, and no unit will be used for other than a residential use. No unit shall be occupied by more than three (3) persons without the prior written approval of the association. In the event that a violation of this restriction by persons in occupancy of a unit results from the birth or adoption of a child, or the marriage or remarriage of an occupant of said unit, this restriction shall be suspended as to such persons for a period of one (1) year to provide them a reasonable time in which to cure such violation or otherwise dispose of the unit. All condominium units are designated as "Housing for Older Persons" and:

- i. Except for the provisions in subparagraph (iii) below, no permanent occupancy of any unit is permitted unless all permanent occupants are age 55 or older.
- ii. The board shall develop procedures to carry out the purpose of this bylaw.
- iii. Any occupancy on the date of recording of this Amended and Restated Master Deed, which is not in compliance with this amendment, may continue. However, upon any change of ownership or occupancy, compliance with this bylaw is required.
- iv. Any signs and any advertising shall identify Southbrook Court Condominiums No. 1 as "Housing for Older Persons".
- v. Permanent occupancy means occupancy for more than 14 days out of any three calendar month period.
- vi. A sale, lease, or continuation of ownership in violation of this subsection (a) shall be void and may be rescinded by a court competent jurisdiction upon the initiation of the Association.
- vii. The Association may enforce the provisions of this subsection (a) by any lawful legal remedy, including, but not limited to, the remedies set forth in lawful legal remedy, including, but not limited to, the remedies set forth in ARTICLE XII of these Bylaws.

The Association has duly executed this Master Deed on the 13th day of August 2014.

ASSOCIATION:

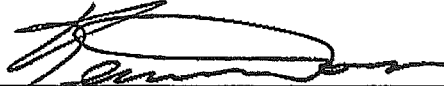
Southbrook Court Condominiums, Inc. a
Michigan nonprofit corporation

By: Mary L. Barnes
Mary L. Barnes

Its: President

STATE OF MICHIGAN
COUNTY OF OTTAWA

Acknowledged before me in Ottawa County, Michigan, on August 13, 2014, by Mary L. Barnes, President of Southbrook Court Condominiums, Inc., a Michigan nonprofit corporation, on behalf of the corporation.



Kenneth W. Doss
Notary Public, State of Michigan, County of Ottawa
My commission expires: 06/28/2018

DRAFTED BY AND RETURN TO:
KENNETH W. DOSS (P12905)
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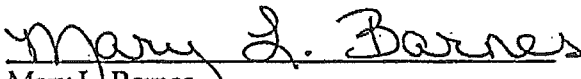
Exhibit "A"

Affidavit of Mailing as to Notices required by Section 90(5) of the Michigan
Condominium Act

Mary L. Barnes being duly sworn, deposes and says that:

1. She is the President of Southbrook Court Condominiums, Inc.
2. On March 10 and April 11, 2014, a copy of the Sixth Amendment to Master Deed of Southbrook Court Condominiums No.1 was personally delivered to all Co-owners of record in the Southbrook Court Condominiums No.1 project as required by Section 90(5) of the Michigan Condominium Act, pursuant to the Co-owners roster maintained by the Southbrook Court Condominiums, Inc.

Further deponent saith not.


Mary L. Barnes

STATE OF MICHIGAN
COUNTY OF OTTAWA

Acknowledged before me in Ottawa County, Michigan, on August 13, 2014, by Mary L. Barnes, president of Southbrook Court Condominiums, Inc., a Michigan nonprofit corporation, on behalf of the corporation.



Kenneth W. Doss
Notary Public, State of Michigan, County of Ottawa
My commission expires: 02/16/2018

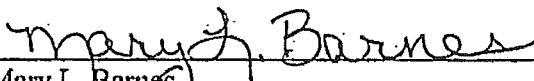
Exhibit "B"

Affidavit of Co-Owner Approval of Sixth Amendment

Mary L. Barnes being duly sworn, deposes and says that:


1. She is the President of Southbrook Court Condominiums, Inc. (the "Association").
2. On May 12, 2014, at a meeting of the Co-owners of the Association, more than two-thirds of the Co-owners in the Southbrook Court Condominiums No.1 project voted to approve the Sixth Amendment to Master Deed of Southbrook Court Condominiums No.1, and authorized and instructed the President to execute the same.

Further deponent saith not.


Mary L. Barnes

STATE OF MICHIGAN
COUNTY OF OTTAWA

Acknowledged before me in Ottawa County, Michigan, on August 13, 2014, by Mary L. Barnes, President of Southbrook Court Condominiums, Inc. a Michigan nonprofit corporation, on behalf of the corporation.


Kenneth W. Doss
Notary Public, State of Michigan, County of Ottawa
My commission expires: 02/16/2018

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