

Deed

Prepared By:

Ann Huber
Ann Avram Huber, Esq.

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ALFONSE W. SCERBO
MORRIS CO. CLERK

AMENDMENT TO MASTER DEED FOR
TEMPE WICK CONDOMINIUMS, A CONDOMINIUM



Relic

WHEREAS, Tempe Wick Condominiums is a Condominium existing at 37 Hill Street, Morristown, New Jersey, by virtue of the laws of the State of New Jersey and pursuant to a Master Deed, dated Sept. 13, 1985 and recorded Sept. 17, 1985 in the Morris County Clerk's Office in Deed Book 2815 at page 522; and

WHEREAS, the Unit Owners, after proper notice to all Unit Owners, have voted to amend the Master Deed and By-Laws in a number of respects in order to better fulfill their obligations under the Master Deed and to properly administer the Common Elements;

NOW, THEREFORE, WITNESSETH:

The unit owners of the Tempe Wick Condominiums, a Condominium, by and through their Board of Trustees, hereby amend, modify and supplement the aforesaid Master Deed and Bylaws as follows:

1) Paragraph 10, entitled "Use and Occupancy Restrictions" is modified in subparagraph (e), second sentence, to omit the word "dogs", it being the intention of the Unit Owners to prohibit the keeping, raising and breeding of dogs in any Unit or in the Common Elements.

2) Article 5, Section 11 of the By-Laws, entitled "Interest and Creation of Lien for Unpaid Assessments" shall be modified to add

ANN AVRAM HUBER, ESQ.
431 Rte 10 East
Randolph, N.J. 07869

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If any Unit Owner shall fail or refuse to make any payment due for Common Expenses and/or added assessments when payment is due, the Board shall have the right to assess a fine against such Unit Owner which fine shall be set and enforced by the Board of Trustees. Enforcement of the payment such fines may be accomplished as otherwise provided in these By-Laws and pursuant to any Rules and Regulations adopted by the Board of Trustees.

3) Article II, Section 12 of the By-Laws is modified to omit the second sentence. Each unit shall be entitled to one vote to be cast in accordance with Article II, Section 3.

IN WITNESS WHEREOF, the Board of Trustees of the Tempe Wick Condominium Association, by and through their elected officers have caused this instrument to be executed this 12th day of February, 1998.

- This Deed is being re-recorded to correct the spelling on the Secretary's name as "Crist Delmonico".

ATTEST: *[Signature]*

TEMPE WICK CONDOMINIUM ASSN.

Christ Delmonico, Secretary

By: *[Signature]*
Carolyn Loofbourow, President

STATE OF NEW JERSEY, COUNTY OF MORRIS

I CERTIFY that on February 12th, 1998, Christ Delmonico, personally came before me and this person acknowledged under oath, to my satisfaction, that:

(a) this person is the secretary of Tempe Wick Condominium Association, the corporation named in the attached document;

(b) this person is the attesting witness to the signing of this document by the proper corporate officer who is Carolyn Loofbourow, the President of the corporation;

(c) this document was signed and delivered by the corporation as its voluntary act duly authorized by a proper resolution of its Board of Trustees;

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(d) this person knows the proper seal of the corporation which was affixed to this document; and

(e) this person signed this proof to attest to the truth of these facts.

Signed and sworn to before
me on February 12th, 1998

Ann Avram Huber
Ann Avram Huber
Attorney at Law of New Jersey

Christ Delmonico
Christ Delmonico, Secretary

Record & Return to:

Ann Avram Huber, Esq.
431 Route 10
Randolph, New Jersey 07869

END OF DOCUMENT

END OF DOCUMENT

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