

AMENDMENT TO THE BY-LAWS
OF
GOLDEN PARK CONDOMINIUM

This amendment to the By-Laws of Golden Park Condominium is made as of the 3rd day of April, 2003, by THE GOLDEN PARK HOMEOWNERS ASSOCIATION ("the Association");

WITNESSETH:

WHEREAS, "GOLDEN PARK" is a Condominium established by Enabling Declaration of Condominium Regime recorded in Volume 3, Page 12 of the Condominium Records of Midland County, Texas; and

WHEREAS, the Association desires to make this amendment to the By-Laws of the said Golden Park Condominium Project in the manner hereinafter provided in order to establish community policies as are permitted by Paragraph 27 of the said Declaration (found on page 9 thereof), and under Article 6 of the By-Laws of Golden Park (Rules of Conduct);

AND FURTHER, THE SAID ASSOCIATION desires to make such amendments a matter of public record;

NOW THEREFORE, THE ASSOCIATION DOES DECLARE that the By-Laws of Golden Park, a Condominium Apartment Project be, and the same hereby is, amended as follows so that Articles 6, Rules of Conduct are changed and amended to read as follows:

1. The resident's family and guests shall have due regard for the comfort and enjoyment of all other residents in the Golden Park community. Your condominium is your home, free from interference by the management, unless you or your guests disturb the other residents. Occupants and their guests shall maintain order in the condominium at all times. Televisions, stereo units, radios and musical instruments must not be played at such a volume that sounds will annoy persons in other units.
It is the resident's responsibility to keep the condominium and other areas reserved for the residents private use clean and sanitary. Any condominium that is not kept clean causes the Golden Park community problems with insects and roaches.
3. Moving of household goods into or out of any condominium is restricted to the hours between 7:00 a.m. and 10:00 p.m.
4. No signs or advertising materials are permitted to be posted anywhere without the approval of the Board of Directors.
5. Vehicles
 - a. No washing, repairing, or lubricating of cars will be permitted.

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- b. Vehicles with loud mufflers, large trucks, or other objectionable vehicles shall not be driven, nor parked in parking areas.
- c. Vehicles without current license plates, inspection stickers, with flats or that are not in proper operating condition will be towed away at the owner's expense.
- d. Vehicles illegally parked or parked in another resident's assigned parking area will be towed away at the owner's expense.
- e. Your parking area shall be only in front of your unit. The middle sidewalk dividing the condominiums will be each resident's boundary for parking in front of his home. No vehicle shall park over the front sidewalk.
- f. **ABSOLUTELY NO PARKING IN THE YARD.**

- 6. Positively no foil shall be placed in any window or door. Management retains the right to remove objectionable window coverings. All windows must be replaced if broken.
- 7. Bicycles, motorcycles, roller skates, and skateboards are permitted only in areas designated by the management. (Which means never on the grass).
- 8. Children shall not mark or write on buildings, walls, sidewalks and other surfaces with pencils, crayons, chalk or other materials. Children shall not pull off the sprinkler heads attached to the sprinkler system. All damages incurred by such actions will be the responsibility of the parents.
- 9. Parents are expected to supervise their children.
- 10. Resident will be responsible for any repairs or damage resulting from the misuse or neglect causing a stoppage in the condominium plumbing.
- 11. Security officers are not provided. Any type of emergency needs to be directed to the appropriate emergency agency: police, sheriff or fire.
- 12. No gas powered vehicles such as motorcycles, go-carts, and mini-bikes shall be permitted inside the condominium.
- 13. Condominium dwellers should have personal theft and fire insurance. Our buildings are covered, but not the occupant's clothing, furniture, or property.
- 14. Trash must be placed in the receptacle at your back door and will be picked up by our staff on Monday, Wednesday and Friday mornings. This service is provided to all owners/residents at a cost of \$8.75 per month. A trash liner is provided and we request that you be sure that all garbage is securely placed inside of the liner to prevent a problem with bugs. No recycling material may be left outside UNLESS you purchase a trash can with a secure lid for these items. A fine of \$25.00 for the first offense will be levied with a \$50.00 fine for a second notice. If a third violation occurs the trash receptacle will be removed and further sanctions will be addressed with possible termination of occupancy considered.
- 15. BB guns, slingshots, or any type of firearm will not be carried, displayed or discharged on the premises. Violation of this rule by any owner, resident, or member of his family will result in immediate termination of occupancy. In addition, a fine of \$500.00 will be levied against the homeowner.

16. No parking, unloading, washing, repairing, etc., of vehicles on any portion of our grass will be permitted for any reason. A fine of \$200.00 will be levied against the homeowner. This will be strictly enforced!

17. NO ALCOHOLIC BEVERAGES OF ANY KIND MAY BE CONSUMED ON ANY COMMON AREA OF GOLDEN PARK CONDOMINIUMS. ALL SUCH ACTIVITY MUST BE CONFINED TO THE PRIVACY OF YOUR HOME.

18. All occupants and their guests are requested to observe a "Quit Zone" after 10:30 p.m. each evening. Please do not engage in visiting or socializing outdoors after 10:30 p.m. so that all residents may enjoy a quiet, peaceful night. All outdoor grilling needs to be stopped by 10:00 p.m.

19. Fences

- a. Under no circumstance may a person jump the fences. There are entrance gates at each end of the property. Please walk around to these gates for entrance to the back of the property.
- b. Use of the back entrance is prohibited by a motor vehicle, under no circumstance may residents use the back entrance without written permission from the management.
- c. Do not unlock the large gates or remove the chains off the gates. There will be a \$50.00 fine imposed on first violation.

20. Residents may report perpetrators on the spot to the office or local law enforcement.

21. If you see any alarming or illegal activity, please dial 911 and inform the police immediately.

22. The above rules and regulations constitute covenants and agreements between the parties. Upon violation thereof leases will be canceled. Owners will be fined and legal action pursued in accordance with the By-Laws of the Association.

23. The management shall have the right to make such other and reasonable rules from time to time as in its judgment may be needed to enhance the cleanliness and orderliness of the premises and the safety and comfort of the occupants of the buildings. Notice of any additional rules and regulations will be given residents in writing.

24. The association shall have the right to evict tenants of owners who shall violate any of the above and foregoing rules and regulations. Such eviction shall be after thirty (30) days written notice. A homeowner may appeal an eviction notice to the Board of Directors within the said thirty (30) days.

EXCEPT AS HEREIN SPECIFICALLY HEREIN AMENDED, THE DECLARATION AND BY-LAWS OF GOLDEN PARK CONDOMINIUM SHALL REMAIN UNCHANGED AND IN FULL FORCE AND EFFECT.

IN WITNESS WHEREOF, executed this the 24 day of October 2003.

GOLDEN PARK CONDOMINIUM HOMEOWNERS ASSOCIATION

BY: ROBERT W. WATKINS, PRESIDENT

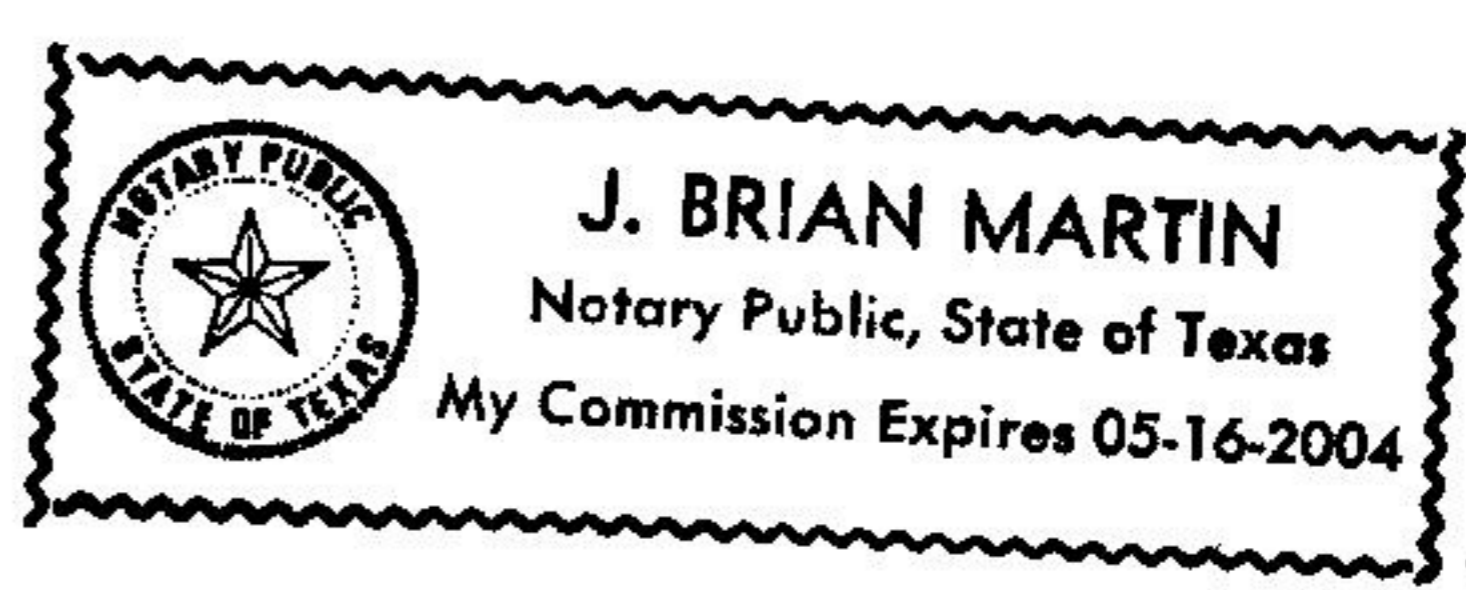
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THE STATE OF TEXAS *
*
COUNTY OF MIDLAND *

This instrument was acknowledged before me this 3rd day of October, 2003, by ROBERT W. WATKINS, PRESIDENT of GOLDEN PARK CONDOMINIUM HOMEOWNERS ASSOCIATION, a Texas homeowners corporation, in the capacity therein stated.

[Signature]
NOTARY PUBLIC IN AND FOR THE
STATE OF TEXAS



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FILED FOR RECORD IN
Midland County
Shauna Brown
COUNTY CLERK

DN: Oct 08, 2003 AT 11:22A

as
Recording

Document Number: 24242
Total Fees : 20.00

Receipt Number - 146867
By:
Rave White, Deputy

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STATE OF TEXAS
COUNTY OF MIDLAND

I hereby certify that this instrument was FILED on the date
and at the time stamped hereon by me and was duly RECORDED
in the volume and Page of the named RECORDS of Midland
County, Texas, as stamped hereon by me.

Shauna Brown
County Clerk
Midland County, Texas

Midland County Clerk

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