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Midland County

Alison Haley
County Clerk

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Document Number: 2016-6964
Recorded At: ERX-RECORDING

Recorded On: March 15, 2016
Recorded At: 10:09:11 am
Number of Pages: 4
Recording Fee: \$34.00

Parties:
Direct-
Indirect-

Receipt Number: 496453
Processed By: Alicia Welch

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Any provision herein which restricts the Sale, Rental or use of the described REAL PROPERTY because of color or race is invalid and unenforceable under federal law.



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.

Alison Haley
County Clerk
Midland County, Texas

Midland

THIRD AMENDMENT TO THE BY-LAWS
OF
GOLDEN PARK CONDOMINIUM

This amendment to the By-Laws of Golden Park Condominium is made as of the 14th day of March, 2016, 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 123 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 and specifically at Paragraph 1 under Rules of Conduct; and

WHEREAS, at a duly noticed and called meeting of the unit owners, a majority of the owners elected by vote to accept the herein described community policies regarding pets in the manner described and directed by in Article IX of the by-laws of "Golden Park", a Condominium Apartment Project; and

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 Article VI, Rules of Conduct, paragraph 1 is changed and amended to read as follows:

1. The apartment units shall be used and occupied only for the purpose or purposes authorized in the Declaration. No unlawful, immoral, noxious or offensive activities shall be carried on in any apartment unit or elsewhere on the project property, nor shall anything be done therein or thereon which shall constitute a nuisance or cause unreasonable noise or disturbance to others. In this regard, the Association has determined that the following rules and regulations shall apply pertaining to the admission of cats and dogs into the condominium complex and any of its' units:
 - a. No aggressive breeds of dogs will be allowed within the condominium. Aggressive breeds of dogs include but are not limited to Staffordshire Bull Terrier, Mastif, German Shepard, Pit Bull, Husky, Rottweiler and Labradors.

- b. There will be a weight limited of 25lbs per animal. The Board of Directors reserves the right to allow/approve dogs over this limit if an appeal is made and approved.
- c. There is a maximum of two animals allowed per unit. This can be any combination of dogs and cats, but each animal is subject to the weight limit.
- d. Each owner/resident must provide documentation to the Golden Park HOA office located at 3100 W. Kansas, Midland, Texas 79701 or this information may be mailed to Golden Park HOA, P.O. Box 4814, Midland, Texas 79704. The documentation must state the name of the animal, the breed, a certificate of good health and current and up to date vaccination records.
- e. There will be a \$25.00 fee per month for each pet payable to the Golden Park HOA at either of the above mentioned addresses. Failure to pay this fee will result in the loss of privilege to have a pet at Golden Park HOA.
- f. The owner/resident must keep their pets inside the condominium unless on a walk. When taken outside, owners must have their pets on a leash and clean-up after their pet. It is strictly prohibited to tie a pet to a tree, to stake a pet with a rope, to build a make shift cage or kennel the animal outside of the unit. This rule is of particular importance because of abuse of animals in the past. From a safety standpoint for the pets and others, it is of critical importance that pets are not left unattended even for a short period of time.
- g. Property management and the Board of Directors reserves the right to have any pet removed at any time. The cause of this could be failure of the owner/resident to abide by all rules or if the pet is deemed a nuisance to our property.
- h. Each pet must have a collar and a tag with name and contact information.
- i. It is the responsibility of the owner of each unit to make a decision to allow pets in their unit if it is a rental unit. The Board and management company will work with both parties, but ultimately fines and other consequences will fall on the owner. The following was approved at the 2016 annual meeting of owners if any of the above rules are not followed:
 - i. First violation – warning letter. (Owner/resident must correct immediately).
 - ii. Second violation – warning letter with a \$50 fine.
 - iii. Third violation – Golden Park HOA will give the case to an attorney for resolution. All attorney fees will be the responsibility of the owner.
 - iv. Per the Golden Park HOA by-laws, the Board of Directors reserve the right to evict and owner/resident for non-compliance of the by-laws which includes this amendment as well as other previously filed with the county clerk's office.

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

IN WITNESS WHEREOF, executed this the 14th day of March, 2016.

GOLDEN PARK CONDOMINIUM HOMEOWNERS ASSOCIATION

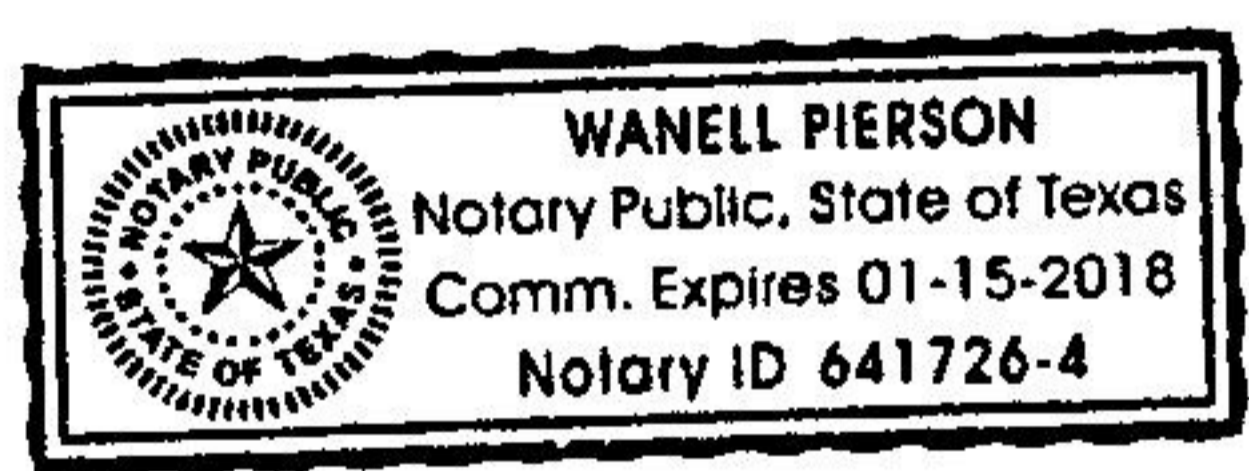
BY: [Signature]
RUSSELL WINKLEY, PRESIDENT

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THE STATE OF TEXAS §
 §
COUNTY OF MIDLAND §

Midland

This instrument was acknowledged before me this 14th day of March, 2016, by RUSSELL WINKLEY, 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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