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Bernard J. Youngblood  
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EXAMINED AND APPROVED  
DATE AUG 25 2023  
BY MRC n/e  
MICHAEL R. COLLIN  
PLAT ENGINEER

**THIRTEENTH AMENDMENT TO MASTER DEED OF  
CITY MODERN**

Hunter Pasteur Homes Brush Park LLC, a Michigan limited liability company, the address of which is 32300 Northwestern Highway, Suite 230, Farmington Hills, Michigan 48334, being the Developer ("Developer") of City Modern, a Condominium Project ("Condominium") established pursuant to the Master Deed ("Master Deed") thereof, recorded on October 11, 2017 in Liber 53996, at Page 876, First Amendment to Master Deed thereof, recorded on December 21, 2017 in Liber 54133, at Page 779, Second Amendment to Master Deed thereof, recorded on January 18, 2018 in Liber 54174, at Page 359, Third Amendment to Master Deed thereof, recorded on June 22, 2018 in Liber 54472, at Page 1362, Fourth Amendment to Master Deed thereof, recorded on September 26, 2018 in Liber 54639, at Page 438, Fifth Amendment to Master Deed thereof, recorded on October 19, 2018 in Liber 54678, at Page 1403, Sixth Amendment to Master Deed thereof, recorded on August 5, 2019 in Liber 55196, at Page 1163, Seventh Amendment to Master Deed thereof, recorded on March 4, 2020 in Liber 55616, at Page 770, Eighth Amendment to Master Deed thereof, recorded on July 7, 2020 in Liber 55824, at Page 1429, Ninth Amendment to Master Deed recorded on November 13, 2020 in Liber 56099 at Page 1160, Tenth Amendment to Master Deed recorded on June 1, 2021 in Liber 56780 at Page 1354, Eleventh Amendment to Master Deed recorded on December 3, 2021 in Liber 57239 at Page 856, and Twelfth Amendment to Master Deed recorded on February 25, 2022 in Liber 57425 at Page 976, and known as Wayne County Condominium Subdivision Plan No. 1072, hereby amends the Master Deed of City Modern pursuant to Article XIII, Section 3 of the Master Deed for the purpose of revising the percentages of value to incorporate the as-built area of certain of the Units.

Upon recording of this Thirteenth Amendment to Master Deed in the office of the Wayne County Register of Deeds, said Master Deed shall be amended in the following manner and then be and become of immediate effect.

Article V, Section 3 of the Master Deed shall be replaced in full by the following

**Section 3. Percentage of Value Assignment.** Set forth below are:

- (a) Each Unit number as it appears on the Condominium Subdivision Plan.

(b) The percentage of value assigned to each Unit.

<b>Unit Number</b>	<b>Percentage of Value Assigned</b>
1.	0.41%
2.	1.03%
3.	0.84%
4.	0.69%
5.	0.84%
6.	0.77%
7.	1.08%
8.	0.84%
9.	0.69%
10.	1.03%
11.	0.84%
12.	1.03%
13.	0.84%
14.	0.77%
15.	1.08%
16.	0.69%
17.	0.84%
18.	0.84%
19.	1.03%
20.	0.41%
21.	1.51%
22.	1.30%
23.	1.48%
24.	1.51%
25.	1.30%
26.	1.30%
27.	1.51%
28.	1.48%
29.	1.30%
30.	1.51%
31.	1.51%
32.	1.30%
33.	1.48%
34.	1.51%
35.	1.30%
36.	1.51%

<b>Unit Number</b>	<b>Percentage of Value Assigned</b>
37.	1.48%
38.	1.30%
39.	1.51%
40.	1.51%
41.	1.30%
42.	1.49%
43.	1.51%
44.	1.30%
45.	1.30%
46.	1.51%
47.	1.48%
48.	1.30%
49.	1.51%
50.	1.34%
51.	1.10%
52.	1.34%
53.	0.36%
54.	1.03%
55.	0.84%
56.	0.77%
57.	1.08%
58.	0.69%
59.	0.84%
60.	0.84%
61.	1.04%
62.	0.69%
63.	0.84%
64.	0.69%
65.	1.03%
66.	0.84%
67.	0.84%
68.	0.69%
69.	1.03%
70.	0.81%
71.	0.98%
72.	0.81%
73.	0.81%
74.	0.41%
75.	0.41%
76.	1.03%

Unit Number	Percentage of Value Assigned
77.	0.84%
78.	0.69%
79.	0.84%
80.	1.08%
81.	0.77%
82.	0.84%
83.	1.03%
84.	0.69%
85.	0.84%
97.	1.34%
98.	1.30%
99.	1.44%
100.	1.44%
101.	1.30%
102.	1.44%
103.	1.10%
104.	1.94%

The percentages of value for Units 86 through 96, both inclusive, have been intentionally omitted from the foregoing table pursuant to the prior provisions of this Thirteenth Amendment to Master Deed.

In all respects, other than as hereinabove indicated, the original Master Deed of City Modern including the Bylaws and Condominium Subdivision Plan respectively attached thereto as Exhibits A and B, recorded and amended as aforesaid, is hereby ratified, confirmed and redeclared.

*(The balance of this page has been intentionally left blank and the signature and acknowledgment hereof appear on the following page) .*

