

July 19, 1982

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LIBER 8213 PAGE 803

TENTH AMENDMENT TO MASTER DEED OF  
STREAMWOOD ESTATES

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Streamwood Estates, a Michigan co-partnership, being the Developer of Streamwood Estates, a Condominium Project established pursuant to the Master Deed thereof, recorded on May 22, 1974, in Liber 6295, Pages 308 through 352; First Amendment to the Master Deed recorded on September 19, 1975, in Liber 6541, Pages 296 through 325; Second Amendment to the Master Deed recorded on November 23, 1976, in Liber 6801, Pages 552 through 570; Third Amendment to the Master Deed recorded on November 14, 1977, in Liber 7064, Pages 874 through 894; Fourth Amendment to the Master Deed recorded on April 27, 1978, in Liber 7185, Page 551; Fifth Amendment to the Master Deed recorded on May 23, 1978, in Liber 7206, Pages 718 through 738; Sixth Amendment to the Master Deed recorded on May 31, 1979, in Liber 7523, Pages 366 through 394; Seventh Amendment to the Master Deed recorded on February 21, 1980, in Liber 7735, Pages 141 through 170; Eighth Amendment to the Master Deed recorded on June 4, 1980, in Liber 7796, Page 727; and Ninth Amendment to the Master Deed recorded on October 22, 1980, in Liber 7888, Pages 193 through 219; Oakland County Records, and known as Oakland County Condominium Subdivision Plan No. 178, having obtained the consent of the Co-owners and mortgagees to be affected, hereby amends the Master Deed of Streamwood Estates pursuant to the authority reserved in Article VIII of said Master Deed for the purpose of correcting percentages of value for Units 121 and 123 set forth in Article V-C of said Master Deed. Upon approval of this Amendment by Order of the Michigan Department of Commerce, and recordation in the Office of the Oakland County Register of Deeds of this Amendment and said Order, said Master Deed shall be amended in the following manner:

The percentages of value for Unit 121 and for Unit 123 in Article V-C of the Master Deed for Streamwood Estates as revised in the Ninth Amendment to said Master Deed shall be reversed and reflected as follows:

Unit Number	Type of Unit	Percentage of Value Assigned
121	2-bedroom Triplex	.330
123	3-bedroom Triplex	.352

The percentage of value for all other Units shall remain unchanged by this Amendment.

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

WITNESSES:

Donna J. Hutchins  
Donna J. Hutchins

Charlotte K. Reis  
Charlotte K. Reis

STREAMWOOD ESTATES, a Michigan co-partnership

By: Donald G. VanEvery  
Donald G. VanEvery, Partner

STATE OF MICHIGAN )  
COUNTY OF OAKLAND ) SS.

The foregoing Tenth Amendment to Master Deed of Streamwood Estates was acknowledged before me this 15th day of July, 1982, by Donald G. VanEvery, the Partner of STREAMWOOD ESTATES, a Michigan co-partnership, on behalf of the partnership.

Charlotte K. Reis  
Charlotte K. Reis  
Notary Public, Oakland County, Michigan  
My commission expires: September 6, 1983

Tenth Amendment to Master Deed drafted by:

Robert L. Nelson of  
Dykema, Gossett, Spencer, Goodnow & Trigg  
505 North Woodward Avenue, Suite 3000  
Bloomfield Hills, Michigan 48013

CHARLOTTE K. REIS  
Notary Public, Oakland County, Mich.  
My Commission Expires Sept. 6, 1983

When recorded, return to drafter

8.00  
ok

MEISNER AND HODGDON, P.C.  
ATTORNEYS AND COUNSELORS  
30200 TELEGRAPH ROAD, SUITE 467  
BINGHAM FARMS, MICHIGAN 48025-4506  
(313) 644-4433  
FAX: (313) 644-2941

ROBERT M. MEISNER  
SAMUEL K. HODGDON  
HAL O. CARROLL

May 20, 1992

Kathleen A. LaBrosse  
McShane & Associates, Inc.  
6230 Orchard Lake Rd., Suite 200  
West Bloomfield, MI 48322

Re: Streamwood Estates Association/  
Amendment to Articles of Incorporation

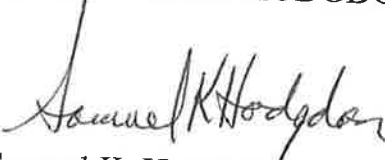
Dear Kathy:

Enclosed herewith you will please find the filed original of the Certificate of Amendment to the Articles of Incorporation, to be inserted into the corporate minute book. The Amendment was filed with the Michigan Department of Commerce on May 5, 1992, as indicated.

Should you have any questions, please do not hesitate to contact me.

Very truly yours,

MEISNER AND HODGDON P.C.

  
Samuel K. Hodgdon

Enclosure

cc: (w/o encl) Robert Walker, President  
Streamwood Estates Association

SKH:dmk2

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**DOCUMENT WILL BE RETURNED TO NAME AND MAILING ADDRESS INDICATED IN THE BOX BELOW.** Include name, street and number (or P.O. box), city, state and ZIP code.

Name of person or organization remitting fees:

Meisner and Hodgdon, P.C.

Meisner and Hodgdon, P.C.  
30200 Telegraph Rd., Suite 467  
Bingham Farms, MI 48025-4506

Preparer's name and business telephone number:

Meisner and Hodgdon, P.C.

( 313 ) 644-4433

### INFORMATION AND INSTRUCTIONS

1. The amendment cannot be filed until this form, or a comparable document, is submitted.
2. Submit one original copy of this document. Upon filing, a microfilm copy will be prepared for the records of the Corporation and Securities Bureau. The original copy will be returned to the address appearing in the box above as evidence of filing.  
Since this document must be microfilmed, it is important that the filing be legible. Documents with poor black and white contrast, or otherwise illegible, will be rejected.
3. This document is to be used pursuant to the provisions of section 631 of the Act for the purpose of amending the articles of incorporation of a domestic profit or nonprofit corporation. Do not use this form for restated articles. A nonprofit corporation is one incorporated to carry out any lawful purpose or purposes not involving pecuniary profit or gain for its directors, officers, shareholders, or members. A nonprofit corporation organized on a nonstock directorship basis, as authorized by Section 302 of the Act, may or may not have members, but if it has members, the members are not entitled to vote.
4. Item 2 — Enter the identification number previously assigned by the Bureau. If this number is unknown, leave it blank.
5. Item 4 — The article being amended must be set forth in its entirety. However, if the article being amended is divided into separately identifiable sections, only the sections being amended need be included.
6. This document is effective on the date approved and filed by the Bureau. A later effective date, no more than 90 days after the date of delivery, may be stated.
7. If the amendment is adopted before the first meeting of the board of directors, item 5(a) must be completed and signed in ink by all of the incorporators listed in Article V of the Articles of Incorporation. If the amendment is otherwise adopted, item 5(b) must be completed and signed in ink by the president, vice-president, chairperson, or vice-chairperson of the corporation.
8. FEES: Filing fee (Make remittance payable to State of Michigan) ..... \$10.00  
Franchise fee for profit corporations (payable only if authorized capital stock has increased) — ½ mill (.0005) on each dollar of increase over highest previous authorized capital stock.
9. Mail form and fee to:  
Michigan Department of Commerce  
Corporation and Securities Bureau  
Corporation Division  
P.O. Box 30054  
6546 Mercantile Way  
Lansing, MI 48909  
Telephone: (517) 334-6302

MICHIGAN DEPARTMENT OF COMMERCE — CORPORATION AND SECURITIES BUREAU

(FOR BUREAU USE ONLY)

Date Received

MAY 01 1992

**FILED**

MAY 05 1992

Administrator  
MICHIGAN DEPT OF COMMERCE  
Corporation & Securities Bureau

**CERTIFICATE OF AMENDMENT TO THE ARTICLES OF INCORPORATION**  
For use by Domestic Corporations

(Please read information and instructions on last page)

*Pursuant to the provisions of Act 284, Public Acts of 1972 (profit corporations), or Act 162, Public Acts of 1982 (nonprofit corporations), the undersigned corporation executes the following Certificate:*

1. The present name of the corporation is:

Streamwood Estates Association

2. The corporation identification number (CID) assigned by the Bureau is:

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3. The location of its registered office is:

6230 Orchard Lake Rd., Suite 200

(Street Address)

West Bloomfield

(City)

, Michigan

48322

(ZIP Code)

4. Article  X  of the Articles of Incorporation is hereby ~~amended~~ <sup>added</sup> to read as follows:

See attached Page 2

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5. COMPLETE SECTION (a) IF THE AMENDMENT WAS ADOPTED BY THE UNANIMOUS CONSENT OF THE INCORPORATOR(S) BEFORE THE FIRST MEETING OF THE BOARD OF DIRECTORS OR TRUSTEES; OTHERWISE, COMPLETE SECTION (b)

a.  The foregoing amendment to the Articles of Incorporation was duly adopted on the \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_, in accordance with the provisions of the Act by the unanimous consent of the incorporator(s) before the first meeting of the board of directors or trustees.

Signed this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

(Signatures of all incorporators; type or print name under each signature)

b.  The foregoing amendment to the Articles of Incorporation was duly adopted on the 31st day of March, 1992. The amendment: (check one of the following)

was duly adopted in accordance with Section 611(2) of the Act by the vote of the shareholders if a profit corporation, or by the vote of the shareholders or members if a nonprofit corporation, or by the vote of the directors if a nonprofit corporation organized on a nonstock directorship basis. The necessary votes were cast in favor of the amendment.

was duly adopted by the written consent of all the directors pursuant to Section 525 of the Act and the corporation is a nonprofit corporation organized on a nonstock directorship basis.

was duly adopted by the written consent of the shareholders or members having not less than the minimum number of votes required by statute in accordance with Section 407(1) and (2) of the Act. Written notice to shareholders or members who have not consented in writing has been given. (Note: Written consent by less than all of the shareholders or members is permitted only if such provision appears in the Articles of Incorporation.)

was duly adopted by the written consent of all the shareholders or members entitled to vote in accordance with Section 407(3) of the Act.

Signed this 22<sup>nd</sup> day of April, 19 92

By  (Signature)

Robert Walker, President

(Type or Print Name)

(Type or Print Title)

## **ARTICLE X**

Section 1. A volunteer director, as defined in Section 110(2) of Act No. 162 of the Public Acts of 1982, as amended, is not personally liable to the Corporation or its members for monetary damages for a breach of the director's fiduciary duty. However, this provision shall not eliminate or limit the liability of a director for any of the following:

- (A) A breach of the director's duty of loyalty to the Corporation or its members.
- (B) Acts or omissions not in good faith or that involve intentional misconduct or a knowing violation of the law.
- (C) A violation of Section 551(1) of Act No. 162 of the Public Acts of 1982, as amended.
- (D) A transaction from which the director derived an improper personal benefit.
- (E) An act or omission occurring before the effective date of this Amendment.
- (F) An act or omission that is grossly negligent.

Section 2. The Corporation assumes all liability to any person other than the Corporation or its members for all acts or omissions of a volunteer director occurring on or after the effective date of this Amendment.

Section 3. If, after the adoption of this Article by the Corporation, the Michigan Nonprofit Corporation Act is amended to further limit or eliminate the liability of a volunteer director, then a volunteer director shall not be liable to the Corporation or its members as provided in the Michigan Nonprofit Corporation Act, as amended.

Section 4. No amendment, alteration, modification or repeal of this Article X shall have any effect on the liability of any volunteer director of the Corporation with respect to any act or omission of such volunteer director occurring prior to such amendment, alteration, modification or repeal.

Section 5. The invalidity or unenforceability of any provision of this Article shall not affect the validity or enforceability of the remaining provisions of this Article.



**AMENDMENT TO ASSOCIATION BYLAWS  
ARTICLE II, SECTION 2**

**Approved at Annual Meeting of Members  
March 31, 1992**

Commencing in 1993, annual meetings of members of the Association shall be held in May each year on such date and at such time and place as shall be determined by the Board of Directors. At such meetings there shall be elected by ballot of the co-owners a Board of Directors in accordance with the requirements of Article III of these bylaws. The co-owners may also transact at annual meetings such other business of the Corporation as may properly come before them.



Estates Association

## **AMENDMENT TO ARTICLES OF INCORPORATION**

### **ARTICLE X**

**Approved at Annual Meeting of Members**

**March 31, 1992**

### **ARTICLE X**

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- (A) A breach of the director's duty of loyalty to the Corporation or its members.
- (B) Acts or omissions not in good faith or that involve intentional misconduct or a knowing violation of the law.
- (C) A violation of Section 551(1) of Act No. 162 of the Public Acts of 1982, as amended.
- (D) A transaction from which the director derived an improper personal benefit.
- (E) An act or omission occurring before the effective date of this Amendment.
- (F) An act or omission that is grossly negligent.

Section 2. The Corporation assumes all liability to any person other than the Corporation or its members for all acts or omissions of a volunteer director occurring on or after the effective date of this Amendment.

Section 3. If, after the adoption of this Article by the Corporation, the Michigan Nonprofit Corporation Act is amended to further limit or eliminate the liability of a volunteer director, then a volunteer director shall not be liable to the Corporation or its members as provided in the Michigan Nonprofit Corporation Act, as amended.

Section 4. No amendment, alteration, modification or repeal of this Article X shall have any effect on the liability of any volunteer director of the Corporation with respect to any act or omission of such volunteer director occurring prior to such amendment, alteration, modification or repeal.

Section 5. The invalidity or unenforceability of any provision of this Article shall not affect the validity or enforceability of the remaining provisions of this Article.