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**SUNNYSIDE RANCH ESTATES
PROPERTY OWNERS ASSOCIATION, INC.**

CERTIFICATE OF THE PRESIDENT

The undersigned, Peter J. Clark, as President of Sunnyside Ranch Estates Property Owners Association, Inc. (the "Association"), a Massachusetts nonprofit corporation, hereby certifies that:

Lots 1-53, Sunnyside Ranch Road, Southwick, MA
Note Book 12279, Pg. 16

1. I am the President of the Association;

2. In accordance with Paragraph 11 of the Declaration of Owners Association Private Roadways and Maintenance Covenant dated February 26, 2001 and recorded in the Hampden County Registry of Deeds at Book 12279, Page 16, as amended by First Amendment dated November 30, 2004 and recorded at the Hampden County Registry of Deeds at Book 14828, Page 548 (the "Declaration"), at a duly called annual meeting of the Association held on September 18, 2012, by vote of forty-five (45) members of record of the Association, the following six (6) amendments were approved:

1. On Page 2 of the Original Declaration, **numbered paragraph 2**, delete the entire paragraph and replace with:

*The initial officers of the Association shall be Peter Clark, President, David Hall, Treasurer, and Peter J. Clark, Clerk. The original officers shall hold office **until two-thirds of the lots (35) have conveyed and have been recorded in the Hampden County Registry of Deeds. At the Annual Meeting of the Association in the year in which the thirty-fifth lot conveys, new officers shall be elected and shall serve until their successors are elected consistent with this Declaration of Owners Association.***

2. On Page 2 of the Original Declaration, **numbered paragraph 3**, delete the portion of the second sentence beginning with "...shall be the joint obligation of each MEMBER in the ASSOCIATION , and each MEMBER shall be responsible for an equal amount of these costs and responsibilities" and replace with:

*...shall be the joint obligation of each Member in the Association and **each Member shall be responsible for a share of these costs on a services rendered basis established by the Treasurer with the advice and consent of the Board of Directors.***

3. On Page 2 of the Original Declaration, **numbered paragraph 4**, delete the first sentence and replace with:

*The Members of the Association shall annually elect from among them **Executive Officers – a President, a Treasurer and a Clerk/Property Manager – to direct and manage the operational responsibilities of the Association. The members shall also elect from among them***

neighborhood representatives, one for each of the four neighborhoods comprising the Ranch Estates POA, i.e., Hickory Ridge, Ranch Club/Gableview, Pinnacle Estates and Pondview. Together, the Executive Officers and the Neighborhood Representatives comprise the Sunnyside Ranch Estates POA Board of Directors. The Board of Directors may determine compensation for the Executive Officers in any given fiscal year and include such compensation in the budget referendum.

4. On Page 2 of the Original Declaration, **numbered paragraph 5**, delete the first sentence and replace with:

The Treasurer, with the specific advice and consent of the President and the Clerk/Property Manager and the advice of the Neighborhood Representatives, shall determine the annual assessment for all maintenance and repair costs for the budget year due from each MEMBER, bill for payment and receive payments.

5. On Page 3 of the Original Declaration, **numbered paragraph 8**, delete the entire paragraph and replace with:

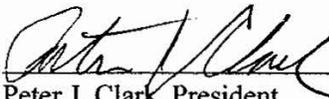
For purposes of allocation of costs, each lot shall be assessed a share of costs based on services provided, established by the Treasurer with the advice and consent of the Board of Directors. For purposes of voting and/or elections, each lot shall carry the right to one (1) vote, whether or not a lot is built upon, improved or occupied.

6. On Page 4 of the Original Declaration, **numbered paragraph 11**, delete the first sentence and replace with:

This Declaration and Maintenance Covenant may be amended or otherwise modified in whole or in part at any Annual or Special meeting validly held under this Declaration by a vote of at least two-thirds (35) of the Members of record.

3. I further certify that the foregoing votes to amend the Declaration are in full force and effect and have not been modified, amended or otherwise changed as of the date of this President's Certificate.

SUNNYSIDE RANCH PROPERTY OWNERS
ASSOCIATION, INC.

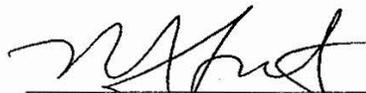

Peter J. Clark, President

DATE: September 30, 2012

COMMONWEALTH OF MASSACHUSETTS

Hampden, ss.

On this 30th day of September, 2012, before me, the undersigned notary public, personally appeared Peter J. Clark, proved to me through satisfactory evidence of identification, which is personal knowledge, to be the person whose name is signed on the preceding or attached document in my presence.



Michael D. Sweet, Notary Public
My Commission Expires: August 3, 2018

DONALD E. ASHE, REGISTER
HAMPDEN COUNTY REGISTRY OF DEEDS