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Buncombe County, NC
Drew Reisinger Register of Deeds
BK 5051 PG 90-91

Prepared by and Return to: Thomas C. Grella, Box 31

THIS AMENDMENT TO DECLARATION OF CONDOMINIUM ("Amendment") is made as of this 14th day of December, 2012, and is made by Beaucatcher House Condominium Association, Inc. ("Association"), pursuant to and under the North Carolina Condominium Act, Chapter 47C of the North Carolina General Statutes.

WITNESSETH:

WHEREAS, Beaucatcher Condominium, LLC entered into and recorded a certain Declaration of Condominium for Beaucatcher House Condominium (the "Condominium"), on November 21, 2007, in Book 4491, at Page 859, Buncombe County Registry ("Declaration") which Declaration contained a set of Bylaws of the Beaucatcher House Condominium as an exhibit thereto (the "Bylaws"); and

WHEREAS, the Declarant Control Period as described in the Declaration has expired; and

WHEREAS, Article XI of the Bylaws of the Association as referenced above requires amendment in the same manner as the Declaration to which it is attached; and

WHEREAS, by a vote of over 67% of the Members of the Association, the Association membership has duly approved, at a special meeting on December 4, 2012 called for the purpose of amending the Bylaws, an amendment to the Bylaws in accordance with the terms below.

NOW THEREFORE, in consideration of the mutual obligations set forth herein, the parties hereto agree as follows:

1. Each and every term and provision of the Declaration, including each and every Exhibit thereto (including the Plans), is incorporated herein by reference, and is effective except as modified and amended by the terms and provisions of this Amendment.
2. The Bylaws of the Association (and therefore the Declaration by amendment of the Bylaws exhibit thereto) is amended as follows:

Section 3.5 of the Association Bylaws is amended to change the quorum requirement for Association membership meetings to 40% of the homeowners (members) present in person or by proxy.

IN WITNESS WHEREOF, the Association has caused due execution of this Amendment, this the day and year first above written.

BEAUCATCHER HOUSE CONDOMINIUM ASSOCIATION, INC.

By: David R. Rajotte
President

BEAUCATCHER HOUSE CONDOMINIUM ASSOCIATION, INC., Acknowledgment

State of North Carolina
County of Buncombe

I certify that the following person personally appeared before me this day, each acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated: David R. Rajotte, President

Date: December ~~14~~, 2012

Rebecca Sonia
Official Signature of Notary

(Official Seal)

REBECCA SONIA, Notary Public
Printed or typed name

My commission expires:

1/27/2013

