

REC'D KENT COUNTY, MI ROD

2010 OCT 27 AM 11:11



20101027-0090049

Mary Hollinrake P:1/4 11:12AM
Kent Cnty MI Restr 10/27/2010 SEAL

THIRD AMENDMENT TO MASTER DEED OF

Ledgestone

(Act 59, Public Acts of 1978)
as amended

Kent County Condominium Subdivision Plan No. 691.

- (1) Third Amendment to Master Deed of
Ledgestone
- (2) Exhibit B to Amended Master Deed: Affidavit of Mailing as to
Notices required by Section 90(5).

No interest in real estate being conveyed hereby, no revenue stamps are
required.

This Instrument
Drafted By:

A handwritten mark resembling a stylized letter 'D' or a circle with a vertical line through it.

David W. Charron
Charron & Hanisch, P.L.C.
4949 Plainfield Avenue, NE
Grand Rapids, MI 49525
(616) 363-0300



20101027-0090049

Mary Hollinrake P:2/4 11:12AM
Kent Cnty MI Registr 10/27/2010 SEAL

THIRD AMENDMENT TO MASTER DEED

Ledgestone

(Act 59, Public Acts of 1978)
as amended

THIS THIRD AMENDMENT TO MASTER DEED is made this 27th day of October, 2010, by Ledgestone Condominium Association, a Michigan non-profit corporation that acts as the association of co-owners of Ledgestone (the "Association"), whose address is 2562 Breton Creek Drive, SE, Kentwood, MI 49512, as represented herein, by Amy J. Preston, its President and Cindy Szotko its Secretary, who are fully empowered and qualified to act on behalf of the corporation.

WHEREAS, Ledgestone is a residential condominium project (the "Project") established by Master Deed recorded October 28, 2004 with the Kent County Register of Deeds as Document No. 20041028-0142891, as amended by First Amendment to Master Deed recorded October 3, 2006 with the Kent County Register of Deeds as Document No. 20061003-0109530, and as amended by Second Amendment to Master Deed recorded October 15, 2007, with the Kent County Register of Deeds as Document No. 20071015-010075 (together, "Master Deed"); and

WHEREAS, the last few years have been a difficult economic times for the Developer and the Developer has requested an extension of time for the exercise of its reserved rights under Article VII of the Master Deed. The Association desires to extend the term by which Developer may make modifications to the Project by an additional period of time in order to facilitate the orderly development of the Project, and the Association has obtained the consent of more than two-thirds (2/3) of the Co-owners of the Project to the proposed amendment.

NOW THEREFORE, the Association does hereby amend the Master Deed as follows:

1. Modification of Time Periods for Exercise of Reserved Rights. The time periods set forth in Article VII of the Master Deed for the exercise of the Developer's rights to expand, contract, add after contraction, or convert areas of the Project, and all related rights under Article VII, are hereby extended until December 31, 2013.

2. Continuing Effect. Except as amended herein, the provisions of the Master Deed of Ledgestone, as amended by First and Second Amendments to Master Deed, recorded in the Office of the Register of Deeds for Kent County, Michigan, as Condominium Subdivision Plan No. 691, are hereby ratified and confirmed.



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Kent Cnty MI Rgstr 10/27/2010 SEAL

IN WITNESS WHEREOF, the Association has duly executed this Third Amendment to Master Deed on the day and year above described.

LEDGESTONE CONDOMINIUM
ASSOCIATION, a Michigan non-profit
corporation

By *Amy J. Preston*
Amy J. Preston
Its: President

And by: *Cindy Szotko*
Cindy Szotko
Its: Secretary

STATE OF MICHIGAN)
) ss.
COUNTY OF KENT)

The foregoing instrument was acknowledged before me this 27th day of October, 2010, by Amy J. Preston and Cindy Szotko President and Secretary, respectfully of Ledgestone Condominium Association, a Michigan non-profit corporation, on behalf of the corporation

KATHLEEN L. RODEWALD
Notary Public, State of Michigan
County of Kent
My Commission Expires: 03/30/2013
Acting in the County of Kent

Kathleen L. Rodewald
Notary Public, Kent County, MI
My Commission Expires:
Acting in Kent County, MI

EXHIBIT B TO AMENDED MASTER DEED

AFFIDAVIT OF MAILING

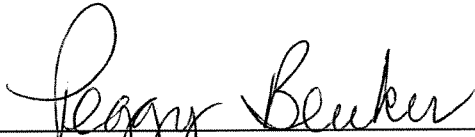
STATE OF MICHIGAN)
) ss.
COUNTY OF KENT)

Peggy Beuker, being duly sworn, deposes and says that:

1. She is employed by the law firm of Charron & Hanisch, P.L.C., and acts as secretary to David W. Charron, attorney for Ledgestone Condominium Association, the association of co-owners of the condominium project known as Ledgestone.

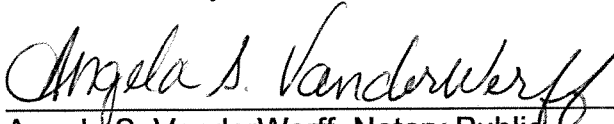
2. On October 14, 2010, a notice regarding intent to record an amendment to the Master Deed of Ledgestone was sent to all co-owners of record in the condominium project as required by Section 90(5) of the Michigan Condominium Act. Such notices were sent by first class mail, postage fully prepaid.

Further deponent saith not.




Peggy Beuker

Subscribed and sworn to before me this 18th day of October, 2010.



Angela S. VanderWerff, Notary Public
Ottawa County, Michigan
Acting in Kent County, Michigan
My commission expires: 4/11/14


20101027-0090049
Mary Hollinrake P:4/4 11:12AM
Kent Cnty MI Rgstr 10/27/2010 SEAL