

RECORDING COVER SHEET (Please Print or Type) this cover sheet was prepared by the person presenting the instrument for recording. The information on this sheet is a reflection of the attached instrument and was added for the purpose of meeting first page recording requirements in the State of Oregon, ORS 205.234, and does NOT affect the instrument.

AFTER RECORDING RETURN TO:

Angie Bagby

Bagby Law Firm LLC

PO Box 230631

Portland OR 97281

SEND TAX STATEMENTS TO:

Glenwood Place, Inc.

2020 NE 150th Avenue

Portland Oregon 97230

Multnomah County Official Records
E Murray, Deputy Clerk

2021-015062



02640616202100150620040046

\$101.00

01/28/2021 09:07:27 AM

COND-AMEN

Pgs=4 Stn=24 SANCHEZY

\$20.00 \$11.00 \$60.00 \$10.00

TITLE(S) OF THE TRANSACTION(S) ORS 205.234(a)

Third Amendment to Bylaws of The Association of Unit Owners of Glenwood Place, Inc.

DIRECT PARTY(S) -- (i.e., DEEDS: Seller/Grantor; MORTGAGES: Borrower/Grantor; LIENS; Creditor/Plaintiff)

ORS 205.125(1) (b) and 205.160
Association of Unit Owners of Glenwood Place, Inc.

INDIRECT PARTY(S) -- (i.e., DEEDS: Buyer/Grantee; MORTGAGES: Beneficiary/Lender; LIENS: Debtor/Defendant)

ORS 205.125(1) (a) and 205.160
Association of Unit Owners of Glenwood Place Inc.

TRUE AND ACTUAL CONSIDERATION-- (Amount in dollars or other) ORS 93.030(5)

§ Not Applicable

JUDGMENT AMOUNT-- (obligation imposed by the order or warrant) ORS 205.125(1) (c)

§ Not Applicable

If this instrument is being Re-Recorded, complete the following statement, in accordance with ORS 205.244:

"RERECORDED AT THE REQUEST OF _____
TO CORRECT _____

PREVIOUSLY RECORDED IN BOOK/PAGE/FEE NUMBER _____

After Recording Return To:

Angie Bagby
Bagby Law Firm LLC
PO Box 230631
Portland, OR 97281

**THIRD AMENDMENT TO BYLAWS OF
THE ASSOCIATION OF UNIT OWNERS OF
GLENWOOD PLACE, INC.**

This Amendment to the Bylaws is made on the date indicated below by the Association of Unit Owners of Glenwood Place Condominium, an Oregon nonprofit corporation.

WHEREAS certain real property in Multnomah County, Oregon was subjected to a Declaration of Condominium Ownership ("Declaration") Phases 1-20 as follows:

Phase 1:	Book 1707, Page 1914, November 22, 1983
Phase 2:	Book 1727, Page 1101, February 17, 1984
Phase 3:	Book 1776, Page 1757, September 24, 1984
Phase 4:	Book 1859, Page 1659, October 22, 1985
Phase 5:	Book 1871, Page 2347, December 17, 1985
Phase 6:	Book 1930, Page 1707, August 21, 1986
Phase 7:	Book 1957, Page 478, November 20, 1986
Phase 8:	Book 1961, Page 649, December 5, 1986
Phase 9:	Book 1993, Page 711, April 6, 1987
Phase 10:	Book 2008, Page 1453, May 27, 1987
Phase 11:	Book 2092, Page 1979, April 6, 1988
Phase 12:	Book 2116, Page 2711, June 30, 1988
Phase 13:	Book 2136, Page 1311, September 12, 1988
Phase 14:	Book 2172, Page 2280, January 23, 1989
Phase 15:	Book 2187, Page 1993, March 22, 1989
Phase 16:	Book 2228, Page 2954, August 17, 1989
Phase 17:	Book 2245, Page 2323, October 18, 1989
Phase 18:	Book 2278, Page 945, February 23, 1990
Phase 19:	Book 2287, Page 2975, March 28, 1990
Phase 20:	Book 2287, Page 2992, March 28, 1990

WHEREAS Bylaws dated October 21, 1983 were recorded in Multnomah County, Oregon in Book 1707, Page 1929 and were amended and restated as follows:

Restatement:	Recording No. 2012-008897, January 27, 2012
Amendment:	Recording No. 2014-127684, December 22, 2014
Amendment:	Recording No. 2016-030611, March 11, 2016

WHEREAS not less than a majority of the Board of Directors of the Association of Unit Owners of Glenwood Place approved the amendment herein, and, after notice to all of the Association members entitled to vote thereon, more than a majority of the voting power of the Association consented in writing to the amendments herein; and

WHEREAS, the Bylaws may be amended pursuant to Article XIII of the Bylaws;

NOW THEREFORE, the undersigned do certify that Article VII, Section 12(a) of the Bylaws has been amended to read as follows:

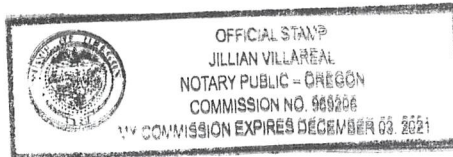
Section 12. New Owner Maintenance Fee. The purpose of this section is to assure adequate funding for the maintenance and repair of common areas and facilities of Glenwood.

- (a) A fee in the amount of \$2,000, shall be due and payable in the event of a sale, conveyance, or transfer of a Unit by the purchaser, transferee, grantee, or in the event of a sale on contract, the vendee. The Fee shall be due and payable at the closing of such sale or, if the transfer is other than by sale, at the time of such transfer. The Board may increase such Fee each year on January 1 in the amount of the annual rise, if any, in the Consumer Price Index for the Portland Oregon area for the prior year.

This Amendment to the Bylaws is effective upon recording. The terms of this Amendment shall control over and implicitly amend any inconsistent provision of the Bylaws. Except as specifically amended by this instrument, all provisions of the Bylaws shall remain in full force and effect.

AUO Glenwood Place, Inc.

By: Georgia Gates
Georgia Gates its Chair



STATE OF OREGON)
COUNTY OF Multnomah) ss.

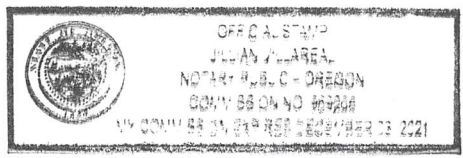
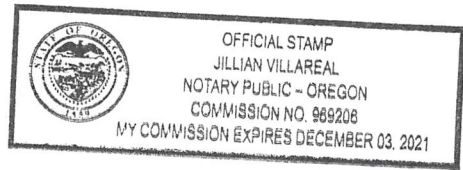
On this 8th day of January, 2021, personally appeared before me, Georgia Gates, known to me to be the Chair of AUO Glenwood Place, Inc., the non-profit corporation that executed the within and foregoing instrument, and acknowledged the instrument to be the free and voluntary act and deed of the Association, for the uses and purposes therein mentioned, and on oath stated that s/he was authorized to execute the instrument.

Jillian Villareal
Notary Public in and for the State of OR
My Commission expires: 12/03/21

ATTEST: The above Amendment was properly adopted.

By: Nancy Ashton
Nancy Ashton, its Secretary

STATE OF OREGON)
COUNTY OF Multnomah) ss.



On this 8th day of January, 2021, Nancy Ashton personally appeared before me, known to me to be the Secretary of AUO Glenwood Place, Inc., the non-profit corporation that executed the within and foregoing instrument, and acknowledged the instrument to be the free and voluntary act and deed of the Association, for the uses and purposes therein mentioned, and on oath stated that s/he was authorized to execute the instrument.

JL
Notary Public in and for the State of OR
My Commission expires: 12/03/21