

Resolution of Board of Managers
Persimmon Woods Townhomes

The Board of Managers hereby adopts the following resolution:


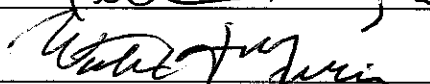
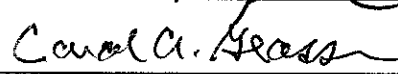
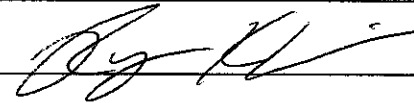
RESOLVED: That pursuant to the Declaration of Covenants, Conditions and Restrictions for Persimmon Woods Townhomes, the decks and railings attached to each Persimmon Woods townhouse Unit are common elements, and the maintenance of common elements is the responsibility of the Persimmon Woods Townhomes Association.

Several Units have increased the size of their decks from the original size when the Project was built. To uniformly pay for the maintenance of the decks and railings the Board of Managers agrees that the Association will pay for maintenance of the original size of the decks and railings, which has been determined to be a 70 square foot deck and 20 linear feet of railing. Any portion of a deck or railing in excess of this size will be considered an Owner improvement and this excess portion will be maintained at the Owner's expense.

The cost of any future deck and railing maintenance, repair or replacement will be apportioned to the formula set forth in this resolution. Any maintenance, repair, improvement or replacement expense for the portion of decks and railings in excess of the size mentioned above will be billed directly to the Unit Owners. The Board of Managers has determined that this formula is the most equitable to all of the Unit Owners.

SO RESOLVED this 1st day of December, 2007.

Board of Managers

 , Lee Meckstroth
 , William H. Michener
 , Carol A. Glasson
 , Ryan Klopac