

**FIRST AMENDMENT TO THE
BYLAWS OF
SENATOR'S RIDGE HOMEOWNERS ASSOCIATION, INC.**

This First Amendment to the Bylaws of the Senator's Ridge Homeowners Association, Inc. is made this 28 day of November, 2018 by the Senator's Ridge Homeowners Association, Inc., a non-profit corporation of organized under the Georgia Non-Profit Corporation Code ("the Association").

WITNESSETH

WHEREAS, the Declaration of Covenants, Restrictions and Easements for Senator's Ridge was recorded at Deed Book 721, Page 399 et seq. on or about September 15, 1998 and has been amended since that time ("Declaration"); and

WHEREAS, the By-Laws of Senator's Ridge Homeowners Association, Inc. ("By-Laws") were adopted by the Association's Board of Directors on March 15, 1999; and

WHEREAS, Article XV, Section 1 of the Bylaws provides that the By-Laws may be amended at a regular or special meeting of the members, by a vote of majority of a quorum of members present in person or by proxy, except that Developer shall have the right to veto amendments while there is Class B membership; and

WHEREAS, Section 14-3-1021 of the Georgia Nonprofit Corporation Code requires that an amendment to Bylaws must be approved by at least 2/3's of the votes cast; and

WHEREAS, based on the 2012 Amendment to the Declaration, such Amendment recorded on May 31, 2012, the Class B membership was eliminated; and

NOW, THEREFORE, the Bylaws are amended as follows:

1.

Article IV, Section 1 of the Bylaws is amended by changing the quantity of board members from three to five such that such Section shall be as follows:

The affairs of this Association shall be managed by a Board of five (5) Directors. The Directors shall be Owners of Lots or spouses or co-Owners of such Lot. No Owner and his or her spouse or co-Owner may serve on the Board at the same time. If, at the time of an election, a Lot is shown on the Association's books and records to be more than 30 days past due in any assessment or charge, no person representing such Lot shall be eligible for election to the Board.

2.

Article IV, Section 2 of the Bylaws is deleted and replaced with the following:

Section 2 – Term of Office. At the Annual Meeting at which this Amendment to the Bylaws is passed, the members shall elect three (3) directors for a two (2) year term and two (2) directors for a one (1) year term and at each Annual Meeting thereafter the members shall elect at least two


(2) directors for a term of two (2) years so as to have staggered terms for the Board.

3.

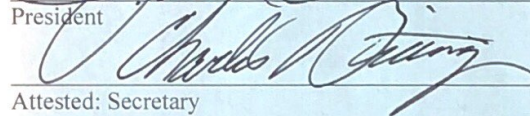
This First Amendment shall be effective immediately upon passage.

IN WITNESS THEREOF, the undersigned officers of the Association hereby certify that any required notices were given and the required 2/3's vote of the Association membership was lawfully obtained to adopt this First Amendment to the Bylaws.

SENATOR'S RIDGE HOMEOWNERS ASSOCIATION, INC.



President (Seal)



Attested: Secretary (Seal)