

RESOLUTION OF BOARD OF DIRECTORS OF  
POINTE SERVICE ASSOCIATION, INC.

WHEREAS, The Pointe Service Association, Inc. exists for the purpose of providing services to its members, all of whom are owners of units or lots at The Pointe, a planned unit development in Monroe County;

WHEREAS, the Association, acting by and through its Board of Directors, shall manage, operate and maintain the common areas and community facilities for the benefit of the Members and shall enforce the provisions of the Declaration of Covenants, Conditions and Restrictions;

WHEREAS, the powers and duties of the Board of Directors include the care, upkeep and surveillance of the common areas and community facilities, the establishment, collection, use and expenditures of assessments for carrying out the duties to the Members and promulgation and enforcement of such rules and regulations and such restrictions as may be deemed proper respecting the use, occupancy and maintenance of the common areas and community facilities.

WHEREAS, the Board of Directors has determined that management of the community and fulfilling its duties to its Members requires that The Pointe Service Association maintain accurate records of transfers of properties within The Pointe, transfers of membership, creation of accounts and records upon the transfer of a membership, including the issuance of security gate passcards, from time to time, and similar functions.

WHEREAS, the Board of Directors has determined that such services to members are directly related to the transfer of a membership in The Pointe Service Association.

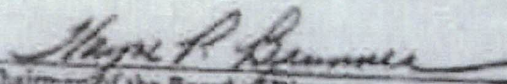
NOW, THEREFORE, BE IT RESOLVED that the Board of Directors, by a majority vote, adopts the following rule:

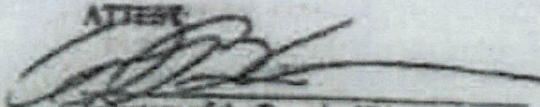
1. The transfer of ownership of property within The Pointe, subject to the Declaration of Covenants, Conditions and Restrictions shall be reported to the Board of Directors promptly by the selling member and in default of such notice, by the new owner of the property transferred.
2. Upon notice of the transfer of ownership of property within The Pointe, the records maintained by The Pointe Service Association shall be amended and updated to reflect the new owner, emergency contact information, billing address for The Pointe Service Association, Inc. assessments, issuance of security gate passcards, the Manager for The Pointe Service Association, Inc. shall make provision to make available to the new Member, a copy of relevant rules, regulations and other controlling documents for The Pointe Service Association application to the new Member's property.
3. The cost for these extra and extraordinary services shall be billed to the new Member as a one-time fee in the amount of three hundred dollars (\$300.00), payable at the time of transfer of the membership to the new owner.

4. The manager retained by The Pointe Service Association, Inc. shall reasonably cooperate and provide documentation of the status of payments of The Pointe Service Association, Inc. assessments at the time of transfer of property to a new owner and shall make such information available for use at closing on the transfer of ownership. The \$300 fee as provided herein shall be due and payable at closing by the new Member, or otherwise on conveyance of The Pointe property to the new Member.

5. Failure to pay the fee at closing shall be subject to finance charges at the rate of 1.5% per month, together with costs of collection and attorney's fees.

I certify that the foregoing is a true and accurate copy of the Resolution of the Board of Directors, The Pointe Service Association, Inc., duly adopted on the 14 day of August, 2004.

  
Wayne P. Bennett  
Chairman of the Board of Directors

ATTEST  
  
Secretary of the Board of Directors

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Effective January 23, 2021, the Board of Directors of The Pointe Service Association, Inc., by majority vote, hereby updates the following:

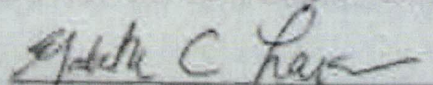
Item #3 above:

The cost for these extra and extraordinary services shall be billed to the new Member as a one-time fee in the amount of five hundred dollars at the time of transfer of the membership to the new owner.

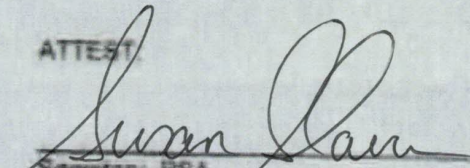
Item #4 above:

The manager retained by The Pointe Service Association, Inc. shall reasonably cooperate and provide documentation of the status of payments of The Pointe Services Association, Inc. assessments at the time of transfer of property to a new owner and shall make such information available for use at closing on the transfer of ownership. The \$500 fee as provided herein shall be due and payable at closing by the new Member, or otherwise on conveyance of The Pointe property to the new Member.

I certify the foregoing is a true and accurate account of updates to this original resolution.

  
Gerald C. Law  
President, PSA

ATTEST

  
Susan Law  
Secretary, PSA