AMENDMENT #2 OF THE SUB-ASSOCIATION CONDOMINIUM DECLARATION FOR

THE NORTH FLATS 2 CONDOMINIUMS AT OLD TOWN NORTH

Effective: 3/5/2021

The Board of Directors of The North Flats 2 Condominiums at Old Town North, pursuant to the powers set forth in the association's Bylaws, Articles of Incorporation, the Sub-association Condominium Declaration for The North Flats 2 Condominium at Old Town North, and the Colorado Common Interest Ownership Act, as amended ("CCIOA"), has enacted the following Amendment #2 effective as of the date set forth above.

The current ARTICLE 15. MORTGAGEE PROTECTION reads as follow:

<u>Section 15.6</u> Approval. The failure of an Eligible First Mortgagee or Eligible Insurer to respond within thirty (30) days to any written request of the Association delivered by certified or registered mail, "return receipt requested" for Approval of an addition or amendment of the Documents wherever Eligible First Mortgagee or Eligible Insurer Approval is required, shall constitute an Approval of the addition or amendment.

In order to comply with new FNMAE regulations, this section is modified as follow (see in bold):

<u>Section 15.6</u> Approval. The failure of an Eligible First Mortgagee or Eligible Insurer to respond within **sixty** (60) days to any written request of the Association delivered by certified or registered mail, "return receipt requested" for Approval of an addition or amendment of the Documents wherever Eligible First Mortgagee or Eligible Insurer Approval is required, shall constitute an Approval of the addition or amendment.

Christophe Attard

Title: Manager of Actarus, LLC, declarant and President of The North Flats 2 Condominiums at Old Town North.

STATE OF COLORADO) ss. COUNTY OF LARIMER)

The foregoing instrument was acknowledged before me this 5th day of March 2021, by Christophe Attard, as Manager of Actarus LLC, declarant and President of The North Flats 2 Condominiums at Old Town North.

Witness my hand and official seal.

My commission expires:

BETH ANN ALLBROOKS

NOTARY PUBLIC

STATE OF COLORADO

NOTARY ID 20014035223

MY COMMISSION EXPIRES NOVEMBER 7, 2021

Notary Public

6008 HUNTINGTON KILLS DR Fort Collins, Co 80525