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AMENDMENT OF DECLARATION OF COVENANTS,
RESTRICTIONS, DEVELOPMENT STANDARDS AND OWNERS ASSOCIATION

COMES NOW, Eugene J. Feldhausen, Secretary of the Post Hill Homeowners Association, Inc., a Missouri Not for Profit Corporation and hereby files of Record Amendments to the above stated Declaration of Covenants, Restrictions, Development Standards and Owners Association, in accordance herewith, said Eugene J. Feldhausen does hereby state and certify:

1. That the Declaration of Covenants, Restrictions, Development Standards and Owners Association was filed of record in the Office of the Recorder of Deeds of Platte County on November 27, 1990 in Book #0748, Page #733, Instrument #011156.
- 2(a) That at the Annual Meeting of the members of the Post Hill Homeowners Association, Inc. on December 6, 1999 was duly held and called in pursuant to Notice to all Members and at which a quorum was present, the following Resolutions were passed:

RESOLVED, under the provisions of the Declarations, Covenants, Restrictions, Development Standards and Owners Association of Post Hill dated November 27, 1990 specifically Article VI, Section 1, Subparagraph g: (1) that the cost of the Association carrying "Blanket Casualty Insurance" upon the individual units for the benefit of the owners and Mortgagees be declared as cost prohibitive; (2) that from the date of the expiration of the current casualty policy in June of 2000, that the individual unit owners shall obtain their own casualty insurance for full replacement cost value under the provisions spelled out in the said Article VI, Section 1; (3) that said insurance shall contain a loss payable clause in favor of the Post Hill Homeowners Association, Inc.; and (4) that owners of the individual units shall be required to furnish no later than the date of expiration of the existing Blanket Policy a certificate verifying the existence of said coverage in an amount and under terms and conditions which meet the requirements of said Article VI and such other requirements relating to said Casualty Insurance on units as may be specified from time to time.

RESOLVED, under the provisions of the Declarations, Covenants, Restrictions, Development Standards and Owners Association of Post Hill dated November 27, 1990 specifically Article V, Section 3 that the Monthly dues and assessments due for each unit be increased effective January 1, 2000 to the sum of One Hundred Twenty Five Dollars (\$125) per unit.

RESOLVED, that the Declarations, Covenants, Restrictions, Development Standards and Owners Association be amended as follows: (1) that Article 3, Section 2, Class B, and Article VI (b) Class B of the Articles of Incorporation, shall be deleted and (2) that said sections shall be replaced by the following language:

CLASS B. The Declarant shall be the Class B Member. As Townhouse Units are sold each unit upon its sale shall be converted to a Class A Membership which shall be entitled to one (1) vote. Regardless of the number of units sold the Declarant shall be entitled to one hundred eighty (180) votes at all times until such time as the Declarant may notify the Homeowners Association that the Subdivision has been completed and it will no longer participate as a member of the Homeowners Association.


Eugene J. Feldhausen, Secretary

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MISSOURI CORPORATION ACKNOWLEDGMENT

STATE OF MISSOURI)

COUNTY OF CLAY)

ss.

On this 17th day of December 1999 before

me appeared Eugene J. Feldhausen to me personally known, who being by me duly sworn, did say that he is the Secretary of Post Hill Homeowners Association, Inc. a corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its Board of Directors, and said Eugene J. Feldhausen acknowledged said instrument to be the free act and deed of said corporation.

Eugene J. Feldhausen
Eugene J. Feldhausen, Secretary

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my notarial seal at my office in Clay County, Missouri, the day and year last above written.

Kimberly Martin

My commission expires October 12, 2003, Notary Public within and for said County and State.

KIMBERLY MARTIN
Notary Public
STATE OF MISSOURI
CLAY COUNTY
My Commission Expires

STATE OF MISSOURI
COUNTY OF CLAY
I CERTIFY INSTRUMENT RECEIVED

1999 DEC 17 A 10:52:23

RECORDED BOOK 212 PAGE 65
BY CLAY COUNTY RECORDER

Gloria Boyce
Deputy

This document has been recorded in the
Platte County Recorder's Office. Contact this
office for certified copies: Recorder of Deeds
- Ida Cox, 415 3rd St., Suite 70, Platte City,
MO 64078, (816) 858-3328