

AMENDMENT TO  
TWELVE OAKS TOWNHOMES CONDOMINIUM  
OF CORALVILLE, IOWA  
DECLARATION

The owners of 2/3 of the units in Twelve Oakes Townhomes Condominiums as recorded in Book 2185, Page 158, Office of the Johnson County Recorder which are located on the following described property in Coralville, Johnson County, Iowa to-wit.

Auditors Parcel 96-101, portion of the Southeast Quarter of Section 30, Township 80 North, Range 6 West of the 5<sup>th</sup> P.M., Coralville, Johnson County, Iowa. The Plat of Survey is recorded in Book 37, Page 122, Plat Records of Johnson County, Iowa.

and now desire to modify the conditions and restrictions of ownership and use and enjoyment in the following particulars.

WHEREAS, the Rules and Regulations for Twelve Oaks Townhomes and Condominiums Owners, Association as file in Exhibit D item 8 are not specific enough relating to animals and the responsibilities of owners as well as methods of recourse available to the Association.

WHEREAS, in accordance with ARTICLE XII over 2/3 of the owners approved this amendment

EXHIBIT "D"  
Rules and Regulations for Twelve Oaks  
Townhomes Condominiums  
Owners Association

1. Item 8 of Exhibit D should have the following items added:
  1. Animals must be directly supervised or on a leash at all times.
  2. Owners must promptly pick up after their animals each and every time.
  3. If animals exhibit nuisance or threatening behavior a formal complaint may be filed by a member of the association with the Board.
  4. Owners will be allowed one complaint without penalty.
  5. One complaint will result in a written warning from the Board. After any additional complaints, the pet owner will be fined \$20 for each additional offense.
  6. If a resident deems a dog a danger to others, they may request an emergency board meeting be called.
  7. The board has the authority to request that an animal be removed from the premises.
2. All other items in Exhibit D shall stay as originally recorded.

Dated at Coralville, Iowa on this 7<sup>th</sup> day of July, 2003.

Twelve Oaks Townhomes Homeowners Association Board Officers:

J. Muench

By: Janet A. Muench, President

Kenneth E. Adamson

By: Kenneth E. Adamson, Secretary/Treasurer

Donna F. Hartvigsen, Notary  
State of Iowa  
