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Fee Amt: \$12.00 Page 1 of 2  
Johnson County Iowa  
Kim Painter County Recorder

BK **6143** PG **186-187**

Prepared by/Return to: Patrick J. Ford, 222 S. Linn St., Iowa City, Iowa 52240; Telephone: (319)338-7551  
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**THIRD AMENDMENT TO DECLARATION OF  
SUBMISSION OF PROPERTY TO  
HORIZONTAL PROPERTY REGIME PURSUANT TO  
CHAPTER 499B OF THE CODE OF IOWA FOR  
TWELVE OAKS TOWNHOMES CONDOMINIUMS  
JOHNSON COUNTY, IOWA**

1. The Condominium Declaration for Twelve Oaks Townhomes Condominiums (hereinafter "the Declaration") is recorded in Book 2185, Page 158 of the records of the Recorder of Johnson County, Iowa. The First Amendment to the Declaration is recorded in Book 3583, Page 414 of the records of the Recorder of Johnson County, Iowa. The Second Amendment to the Declaration is recorded in Book 5435, Page 341 of the records of the Recorder of Johnson County, Iowa.

2. Exhibit B of the Declaration (the Bylaws of Twelve Oaks Townhomes Condominiums Owners Association) is hereby amended by revising Paragraph 1 of Section II thereof ("Members' Meetings") to read as follows (with additions indicated by underlined text and deletions indicated by ~~striketrough text~~):

The organizational meeting of the members of the Association to elect successors of the initial board of directors shall be held within fifty (50) days of the date on which the declarant has sold and given possession of 25 of the units within the project, or at such time prior thereto as Declarant suggests. Thereafter the annual and any special meetings shall be held at a time and at a place within Iowa City, Johnson County, Iowa, chosen by the board of directors and all such meetings,

annual or special, shall be held at such particular time and place as is set forth in the notice thereof. Notwithstanding the foregoing, an annual, regular, or special meeting of the members is not required to be held at a geographical location if the meeting is held by means of the internet or other electronic communications technology in a manner pursuant to which the members have the opportunity to read or hear the proceedings substantially concurrent with the occurrence of the proceedings, vote on matters submitted to the members, pose questions, and make comments.

3. The above-referenced Amendment to the Condominium Declaration was adopted pursuant to the authority of Iowa Code §§ 504.708 and 504.1022, by the affirmative vote of at least two-thirds (2/3) of the votes entitled to be cast, which minimum vote requirement is set by Paragraph 1 of Section VII of the Bylaws of the Association.

4. All of the other provisions of the said existing Declaration of Submission of Property to Horizontal Property Regime for Twelve Oaks Townhomes Condominiums are herein affirmed and shall remain in effect.

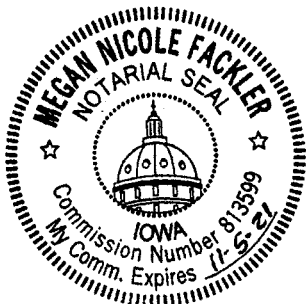
DATED this 20 day of November, 2020.

TWELVE OAKS TOWNHOMES CONDOMINIUMS  
OWNERS ASSOCIATION

By: Casey Shook  
Casey Shook, President

STATE OF IOWA            )  
  )    SS:  
COUNTY OF JOHNSON    )

This instrument was acknowledged before me on the 20 day of November, 2020, by Casey Shook as President of Twelve Oaks Townhomes Condominiums Owners Association.



[Signature]  
Notary Public, State of Iowa