

**RESOLUTIONS TO AMEND THE MASTER DEED
THE GARDENS AT HERITAGE GREEN CONDOMINIUM ASSOCIATION, INC.
(8th Amendment)**

WHEREAS, from time to time there arises a need for review and changes made to the Master Deed/Bylaws of The Gardens At Heritage Green Condominium Association, Inc., the last version (7th Amendment to Master Deed/Bylaws which was recorded on February 13, 2017 in Book GI 10975, Page 505 in the Register's Office of Hamilton County, Tennessee; and

WHEREAS at the regular board meetings dated September 18, 2017 and October 23, 2017, the HOA has received enough votes to approve amending the Master Deed to cap rental units to 8% . This was submitted to all 129 unit owners and was approved. The vote count was 97 for capping of rental units and 7 against capping of rental units. A paragraph was added to Article X, Section 2 of the Master Deed capping rental units. That page is attached to these resolutions and was also placed in the Rules and Regulations of the Association.

WHEREAS such amendment was approved by a 75% affirmative vote of the Association.

IN WITNESS WHEREOF, the undersigned Secretary of the Board certifies that the attached Amendment was approved on November 7, 2017.

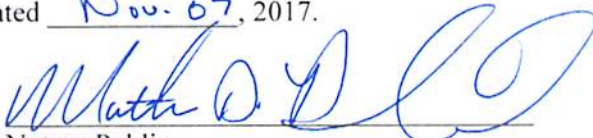


Ursula Jenkins-Turner, Secretary

STATE OF TENNESSEE
COUNTY OF HAMILTON

Before me, MATHEW D. BROWNFIELD a Notary Public in and for said State and County aforesaid, duly commissioned and qualified, personally appeared Ursula W. Jenkins-Turner, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the Secretary of and a member of the Board of The Gardens at Heritage Green Condominium Association, LLC, and that she, as such Secretary and a member of the Board, being duly authorized so to do, executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal at office dated Nov. 07, 2017.



Notary Public

My Commission Expires:

1/12/2019

(Notary Seal)



November 7, 2017

In Regards to: The Gardens at Heritage Green, CAI - The Capping of Rental Units to 8%

Dear Fellow Unit Owners:

At the regular board meetings dated September 18, 2017 and October 23, 2017, the HOA has received enough votes to approve amending the Master Deed to cap rental units to 8% . The ballot, proxy and language to amend the Master Deed were previously submitted to all 129 unit owners by regular mail.

The total vote count received was 97 for capping of rental units and 7 against capping of rental units. Several unit owners wanted to think about it and have not gotten back to the association.

The Master Deed was amended Tuesday, November 7, 2017 and it along with the charter, bylaws and rules were all recorded in the Office of the Register of Deeds for Hamilton County, Tennessee, Book GI 11197, Page 859.

In an order to hold down the cost of mailing the entire recorded Master Deed to all unit owners, we have selected the following pages to mail to all instead. (To save on paper/copying charges, all pages are copied on the front and back of this mail out).

Enclosed in this mail out for your review are the following:

1. Cover Page to the Master Deed;
2. The second page which is the 8th Amendment to the Master Deed outlining what is amended in Article X - Use Restrictions, Section 2 - Renting or Leasing of Units - in regards to rentals;
3. The 1st Page of the Master Deed labeled "Exhibit A";
4. The actual page containing Article X - Use Restrictions, Section 1 - Residential Purpose;
5. The next page containing Article X - Use Restrictions, Section 2 - Renting or Leasing of Units. We have only added the second paragraph capping rentals - nothing else was changed in the Master Deed; and
6. The entire rules and regulations. We have added the language in Article X, Section 2 to the rules as well and that can be found at rule #32.

The entire Master Deed and Rules and Regulations have been posted to the HOA website - thegardensatheritagegreen.org and can be viewed there as well.

If anyone has any questions please feel free to contact Matt Brownfield or Ursula Jenkins-Turner.

Thanks and Happy Holidays

The HOA Board