

**AMENDMENT TO THE BYLAWS
OF TUCKERMAN STATION HOMEOWNERS ASSOCIATION, INC.**

This Amendment to the Bylaws of the Tuckerman Station Homeowners Association, Inc. ("Association") is made this 1st day of JUNE, 2005, by the members of Tuckerman Station Homeowners Association, Inc. ("Association"), or an incorporated Maryland Homeowners Association, with a mailing address of:

Tuckerman Station Homeowners Association, Inc.
c/o Shireen Ambush, Community Manager
Abaris Realty, Inc.
12009 Nebel Street
Rockville, MD 20852

WITNESSETH:

W-1. **WHEREAS**, Tuckerman Station Homeowners Association, Inc. was duly created upon recordation in the Land Records of Montgomery County, Maryland of the Declaration of Covenants, Conditions and Restrictions dated August 6, 1985 and recorded Liber 6817, Folio 238, et seq., and

W-2. **WHEREAS**, the Association desires to amend the Association Bylaws in accordance with the changes shown hereinbelow; and

W-3. **WHEREAS**, The amendments herein were presented to and approved by the members of the Association at a meeting duly called in accordance with Article XV, and

NOW THEREFORE, the Association hereby amends the Bylaws as set forth below:

Article I shall be amended as follows:

Delete the existing language:

"The principle office of the corporation shall be located at 1686 East Gude Drive, Rockville, Montgomery County, Maryland 20850."

And replace it with the following:

"The principle office of the corporation shall be located at 12009 Nebel Street, Rockville, Montgomery County, Maryland 20852."

Article II shall be amended as follows:

Delete the existing language:

"'Lot' shall mean and refer to any plot of land shown upon any recorded subdivision map of the property (with the exception of the Common Area), and to any condominium unit located within the property."

And replace it with the following:

"'Lot' shall mean and refer to any plot of land shown upon any recorded subdivision map of the property (with the exception of the Common Area)."

Article III, Section 2 shall be amended as follows:

Delete the existing language:

"Special meetings of the members may be called at any time by the President or by the Board of Directors, or upon written request of the members who are entitled to vote one-fourth (1/4) of all of the votes of the Class A membership; except that no special meetings shall be called except upon resolution of the Board of Directors prior to the first annual meeting of members as herein provided for or to consider any matter which is substantially the same as a matter voted on at any special meeting of the members held during the preceding twelve (12) months."

And replace it with the following:

"Special meetings of the members may be called at any time by the President or by the Board of Directors, or upon written request of the members who are entitled to vote one-fourth (1/4) of all of the votes of the Class A membership. Class A membership refers to those units still owned by the Declarant at the time of initial construction of the community. No special meetings shall be called except upon resolution of the Board of Directors prior to the first annual meeting of members as herein provided for or to consider any matter which is substantially the same as a matter voted on at any special meeting of the members held during the proceeding twelve (12) months."

Article IV, Section 1 shall be amended as follows:

Delete the existing language:

"A majority of the Board of Directors (after lapse of the Class B membership as provided for in the Articles of Incorporation and the Declaration) shall be members of the Association."

And replace it with the following:

"All members of the Board of Directors shall be members of the Association."

Article V, Section 1 shall be amended as follows:

Delete the existing language:

"Nomination. Nomination for election to the Board of Directors, commencing with the first annual meeting of members, shall be made by a Nominating Committee. Nominations may also be made from the floor at the annual meeting. The Nominating Committee shall consist of a Chairman, who shall be a member of the Board of Directors, and two or more members of the Association. The Nominating Committee shall be appointed by the Board of Directors prior to each annual meeting of the members and such appointment shall be announced at each annual meeting. The Nominating Committee shall make as many nominations for election to the Board of Directors as it shall in its discretion determined, but not less than the number of vacancies that are to be filled. Such nominations may be made from among members or non-members."

And replace it with the following:

"Nomination. Nomination for election to the Board of Directors shall be made in accordance with the following procedure. All owners are mailed a call for nomination notice of the annual meeting within 45 days of the annual meeting date. Such notice shall contain a nomination application that must be completed by any member who wishes to run for election and such application must be returned to the management agent by the date specified."

Article VIII, Section 8(a) shall be amended as follows:

Delete the existing language:

"The President shall preside at all meetings of the Board of Directors; shall see that orders and resolutions of the Board are carried out; shall sign all leases, mortgages, deeds and other written instruments and shall co-sign all checks and promissory notes."

And replace it with the following:

"The President shall preside at all meetings of the Board of Directors and shall have the sole power to call such meetings to order and to adjourn such meetings; shall see that orders and resolutions of the Board are carried out; shall sign all leases, mortgages, deeds and other written instruments and shall co-sign all promissory notes."

Article VIII, Section 8(c) shall be amended as follows:

Delete the existing language:

"The Secretary shall record the votes and keep the minutes of all meetings and proceedings of the Board and of the members;"

And replace it with the following:

"The Secretary shall record or direct to be recorded the votes and keep the minutes of all meetings and proceedings of the Board and of the members;"

Article VIII, Section 8(d) shall be amended as follows:

Delete the existing language:

"The Treasurer shall receive and deposit in appropriate bank accounts all moneys of the Association and shall disburse such funds as directed by resolution of the Board of Directors;"

And replace it with the following:

"The Treasurer or his appointed agent shall receive and deposit in appropriate bank accounts all monies of the Association and shall disburse such funds as directed by resolution of the Board of Directors;"

Article X shall be amended as follows:

Delete the existing language:

"The Board of Directors shall appoint an Architectural Control Committee, as provided in the Declaration, and a Nominating Committee, as provided in these Bylaws. In addition, the Board of Directors shall appoint other committees as deemed appropriate in carrying out its purpose. All committees appointed by the Board of Directors shall hold meetings in accordance with Article III, Section 3 and 9 of these Bylaws."

And replace it with the following:

"The Board of Directors shall appoint an Architectural Control Committee, as provided in the Declaration. In addition, the Board of Directors shall appoint other committees as deemed appropriate in carrying out its purpose. All committees appointed by the Board of Directors shall hold meetings in accordance with Article III, Section 3 and 9 of these Bylaws."

Article XV shall be amended as follows:

Delete the existing language:

"These Bylaws may be amended, at a regular or special meeting of the members, by a vote of a majority of a quorum of members present in person or by proxy, except that if any Lot subject to these Bylaws is then encumbered by a mortgage or deed of trust guaranteed by VA or insured by FHA, then VA and/or FHA (as applicable) shall have the right to veto amendments while there is Class B membership."

And replace it with the following:

"These Bylaws may be amended, at a regular or special meeting of the members, by a vote of a majority of a quorum of members present in person or by proxy."

Except as expressly amended and/or revised hereinabove, the Bylaws of the Association shall remain unchanged, reconfirmed and ratified.

IN WITNESS WHEREOF, the Association has caused these Amendments of Tuckerman Station Homeowners Association, Inc. to be executed by DAVID BLASS _____, its President, and does hereby appoint JASON FISHER as its true and lawful attorney-in-fact to acknowledge and deliver this Amendment on the day and year first above written.

ATTEST:

TUCKERMAN STATION HOMEOWNERS ASSOCIATION, INC.

Etta Ros Blyzer
Secretary

David A. Bass
, President

[Corporate Seal]

STATE OF MARYLAND: ss

I hereby certify that on this 1ST day of JUNE, 2005, before me the subscriber, a Notary Public in and for the jurisdiction aforesaid, personally appeared in said jurisdiction DAVID BLASS, personally known to me to be the person who executed the foregoing instrument bearing date on the 1ST day of JUNE, 2005, and personally well-known to me to be the President of Tuckerman Station Homeowners Association, Inc., and acknowledged to be the same to be the act and deed of the Association, and that the same was executed for the purposes therein contained.

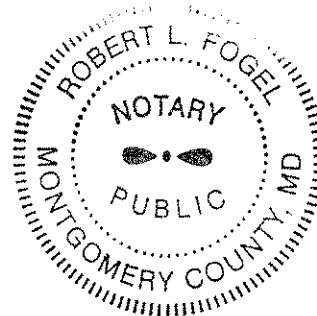
WITNESS my hand and notarial seal the year and day first above written.

Robert L. Fogel
Notary Public

My Commission Expires:

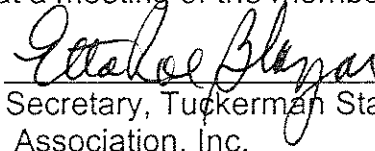
9/1/08

Robert L. Fogel
NOTARY PUBLIC
Montgomery County, Maryland
My Commission Expires 9/01/08



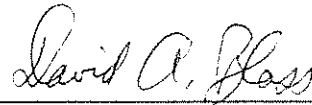
CERTIFICATION OF VOTE OF THE TUCKERMAN STATION HOMEOWNERS
ASSOCIATION, INC.

In accordance with Article XV of the Bylaws, the Secretary, as the person authorized to count votes of the owners, hereby certifies that the Amendments to which this Certificate is attached was approved by a vote of a majority of a quorum of members present in person or by proxy at a meeting of the members.



Secretary, Tuckerman Station Homeowners
Association, Inc.

ATTEST:



, President

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