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Instrument Control Number

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Commonwealth of Virginia
Land Record Instruments
Cover Sheet - Form A

040795

29 NOV 2011 14 43

CIRCUIT COURT CLERK
CHESTERFIELD CO., VA

[ILS Cover Sheet Agent Online 1.1.6]

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Date of Instrument [11/29/2011]
Instrument Type [AMEND]
Number of Parcels [1]
Number of Pages [4]
City County [Chesterfield County]

(Box for Deed Stamp Only)

First and Second Grantors

Last Name	First Name	Middle Name	Suffix
<input checked="" type="checkbox"/>	Meadowville Landing Association, Inc.		

First and Second Grantees

Last Name	First Name	Middle Name	Suffix
<input checked="" type="checkbox"/>	Meadowville Landing Association, Inc.		

Grantee Address (Name) [Meadowville Landing Association, Inc.
(Address 1) [8406 Kintail Drive
(Address 2)
(City, State, Zip) [Chesterfield] [VA] [23838]
Consideration [0.00] Existing Debt [0.00] Assumption Balance [0.00]

Prior Instr. Recorded at: City County [Chesterfield County] Percent. in this Juris.(%) [100]
Book [] Page [] Instr. No []
Parcel Identification No (PIN)
Tax Map Num. (if different than PIN) [Part of #821-661-8964-00000]
Short Property Description [Meadowville Landing, Chesterfield County]
Current Property Addr(Address 1) [11600 N. Enon Church Road]
(Address 2)
(City, State, Zip) [Chester] [VA] [23836]

Instrument Prepared by [Rudy, Coyner & Associates]
Recording Paid for by [Rudy, Coyner & Associates]
Return Recording to (Name) [Rudy, Coyner & Associates]
(Address 1) [9910 Wagners Way]
(Address 2) [P. O. Box 58]
(City, State, Zip) [Chesterfield] [VA] [23832]
Customer Case ID [] [CS-488001]



Prepared by:
Rudy, Coyner & Associates
P.O. Box 58
9910 Wagners Way
Chesterfield, VA 23832

Tax Parcel No: part of 821-661-8964-00000

FIRST AMENDMENT TO THE BY-LAWS FOR
MEADOWVILLE LANDING ASSOCIATION, INC.

THIS FIRST AMENDMENT TO THE BY-LAWS FOR MEADOWVILLE LANDING ASSOCIATION, INC. ("First Amendment") is dated this 3rd day of November, 2011, by MEADOWVILLE LANDING ASSOCIATION, INC., a Virginia non-stock corporation, ("Association," "Grantor" for indexing purposes).

WHEREAS, By-Laws for Meadowville Landing Association, Inc. were recorded as Exhibit B to The Declaration of Covenants, Easements and Restrictions for Meadowville Landing Association, Inc. dated February 8, 2006, recorded March 24, 2006, in the Clerk's Office of the Circuit Court of Chesterfield County, Virginia ("Clerk's Office"), in Deed Book 7021, Page 444 ("Declaration");

WHEREAS, pursuant to Article XIII, Section 2 of the By-Laws, the By-Laws may be amended at a regular or special meeting of the members by a vote of more than two-thirds (2/3) of the votes entitled to be cast by members present at the meeting;

WHEREAS, at a meeting of the members held on November 3, 2011, a quorum of the members was present, and at least two-thirds (2/3) of the votes entitled to be cast by members present at the meeting were in favor of these amendments to the By-Laws to bring quorum requirements in line with the Declaration and to eliminate the requirement that the Association obtain an annual audit of its financial records;

WHEREAS, Article XIII, Section 2 further requires that any the Class B Directors consent to an amendment to the Declaration;

WHEREAS, the Class B Directors have signed this First Amendment to indicate their consent to the amendment to the By-Laws set forth herein;

NOW THEREFORE, in accordance with Article XIII, Section 2 of the By-Laws, the By-Laws are amended as follows:

1. Article V, Section 7 of the By-Laws shall be amended so that the amended version of Article V, Section 7 of the By-Laws, in its entirety, is as follows:

SECTION 7. QUORUM. Quorum for regular and special meetings of the Members shall be as set forth in Article III, Section 6 of the Declaration.

2. Article IX, Section 8(d) of the By-Laws shall be amended so that the amended version of Article IX, Section 8(d) of the By-Laws, in its entirety, is as follows:

(d) TREASURER. The Treasurer shall (i) receive and deposit in appropriate bank accounts all monies of the Association; (ii) disburse funds of the Association as directed by resolution of the Board of Directors; (iii) sign all checks of the Association; (iv) prepare and submit to all members bills for all assessments, fines and other sums, of whatever nature, to members of the Association; (v) keep proper books of account; (vi) cause an audit or review of the Association books to be made when requested by the Board of Directors, but in any event, an audit or review shall be conducted by a certified public accountant who is not a member of the Board of Directors not less than once every three (3) years; and (vii) prepare a balance sheet together with a statement of income and expenditures to be presented to the members at their regular annual meeting, and deliver a copy of such statement to the members. The position of Treasurer may be held by a Managing Agent for the Association.

3. These amendments shall be effective as of the date and time that this First Amendment is recorded in the Clerk's Office.

4. Except as set forth above, the By-Laws shall remain unchanged by this First Amendment.

{Signatures are on the following page.}

WITNESS the following signatures and seals:

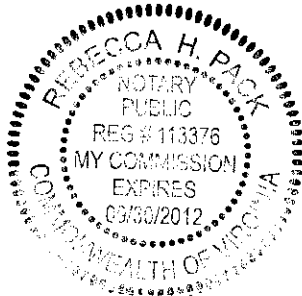
MEADOWVILLE LANDING ASSOCIATION, INC., a Virginia non-stock corporation

BY: [Signature]
George P. Emerson, Jr., President

STATE OF VIRGINIA,
COUNTY OF CHESTERFIELD, to-wit:

The foregoing instrument was acknowledged before me this 3rd day of ~~January~~ November, 2011, by George P. Emerson, Jr., in the following capacities: President of Meadowville Landing Association, Inc., on behalf of said corporation.

My commission expires: 9/30/12
Notary registration #: 113370



[Signature]
NOTARY PUBLIC

CLASS B DIRECTORS

[Signature]
George P. Emerson, Jr., President

STATE OF VIRGINIA,
COUNTY OF CHESTERFIELD, to-wit:

The foregoing instrument was acknowledged before me this 3rd day of ~~January~~ November, 2011, by George P. Emerson, Jr., in the following capacities: Class B Director of Meadowville Landing Association, Inc.

My commission expires: 9/30/12
Notary registration #: 113370



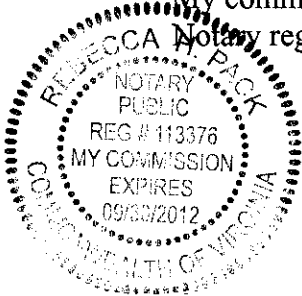
[Signature]
NOTARY PUBLIC

Richard M. Castleberry
Richard Castleberry, Vice President

STATE OF VIRGINIA,
COUNTY OF CHESTERFIELD, to-wit:

The foregoing instrument was acknowledged before me this 15 day of ~~January~~ November, 2011, by Richard Castleberry, in the following capacities: Class B Director of Meadowville Landing Association, Inc.

My commission expires: 9/30/12
Notary registration #: 113376



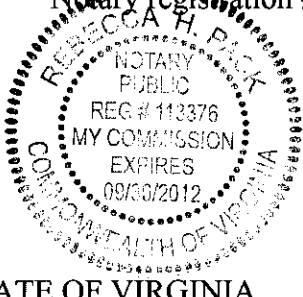
Rebecca H. Pack
NOTARY PUBLIC

Carrie E. Coyner
Carrie E. Coyner, Secretary

STATE OF VIRGINIA,
COUNTY OF CHESTERFIELD, to-wit:

The foregoing instrument was acknowledged before me this 3rd day of ~~January~~ November, 2011, by Carrie E. Coyner, in the following capacities: Class B Director of Meadowville Landing Association, Inc.

My commission expires: 9/30/12
Notary registration #: 113376



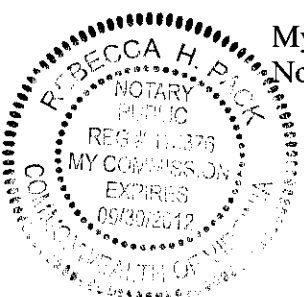
Rebecca H. Pack
NOTARY PUBLIC

Jeffrey C. Timmons
Jeffrey C. Timmons, Treasurer

STATE OF VIRGINIA,
COUNTY OF CHESTERFIELD, to-wit:

The foregoing instrument was acknowledged before me this 3rd day of ~~January~~ November, 2011, by Jeffrey C. Timmons, in the following capacities: Class B Director of Meadowville Landing Association, Inc.

My commission expires: 9/30/12
Notary registration #: 113376



Rebecca H. Pack
NOTARY PUBLIC

INSTRUMENT #40775
RECORDED IN THE CLERK'S OFFICE OF
CHESTERFIELD ON
NOVEMBER 29, 2011 AT 02:43PM

JUDY L. WORTHINGTON, CLERK
RECORDED BY: LCB