

Mary Louise Nicholson

**UNANIMOUS WRITTEN CONSENT  
(IN LIEU OF ANNUAL AND SPECIAL MEETING)  
OF THE BOARD OF DIRECTORS OF  
550 TUSCANY OFFICE CONDOMINIUMS ASSOCIATION OF OWNERS, INC.,  
A NON-PROFIT CORPORATION**

The undersigned, Directors of 550 Tuscany Office Condominium Association of Owners, Inc., a Non-Profit Corporation (the "Corporation"), in accordance with Section 6.201 and 21.415 of the Texas Business Organizations Code, hereby adopt the following written consent.

WHEREAS, the persons signing this consent are the Directors entitled to vote at the Corporation's Board of Directors meetings and on the following resolutions at this Special Meeting; and

WHEREAS, the undersigned desire to take advantage of the provisions of Section 6.201 of the Texas Business Organizations Code, and execute a written consent in lieu of holding an annual and special meeting of the Board of Directors and agree that the adoption of the following resolutions shall be valid and have the same force and effect as though such resolutions had been adopted at a special shareholders' meeting; therefore, be it:

RESOLVED, that the Board of Directors has voted to change the Bylaws of the Corporation, Article III., 3.10 Quorum, to make the presence of two (2) of the Directors, and not three (3), required to make a quorum.

RESOLVED, that the Board of Directors has voted to make an amendment to the Declaration of Condominium filed on or about October 30, 2008, and as amended, in Article II, section 2.12 Shared Parking, so that the front six parking spots, excluding the handicap parking spot, shall be designated for visitor parking and shall be strictly enforced by the Directors over all tenants during normal business hours. Visitors shall be defined as non-employee and non-tenant people. The Board of Directors may also clearly and visually designate or mark the front six parking spots as "For Visitors Only".

RESOLVED, that the Board of Directors has voted to make an amendment to the Declaration of Condominium as stated above, in Article IV, section 4.07 (a.), by adding at the end, "but shall exclude the maintenance, repair, replacement of the roof structure above each individual unit, which shall be the sole responsibility of each unit owner, including any and all damages caused by roof leaks and failures above each individual condominium unit owned.

RESOLVED, that the Board of Directors has voted to make an amendment to the Declaration of Condominium as stated above, in Article VI, section 6.02, by adding a sentence at the end, "Basically, each individual unit owner shall be responsible for maintenance, repair and replacement for the "studs-in" area of each of their individually owned units and the roof attached to their unit, and the Association shall be responsible for maintenance, repair and replacement for the "studs-out" area of the entire 550 Walnut Creek, 3-unit, condominium.

RESOLVED, that if a conflict exists between the amendment to the Declaration of Condominium

as stated above, and the Declaration of Covenants, Conditions and Restrictions, and any and all other governing document of the Association, then this amendment to the Declaration of Condominium shall be controlling.

RESOLVED, that, the Board of Directors has voted to keep initial committees to assist with the Corporation's operations, including Karen Schroeder to assist with legal issues and to act as corporate secretary; and Michael L. Thornton to assist with treasury, tax and budgetary issues.

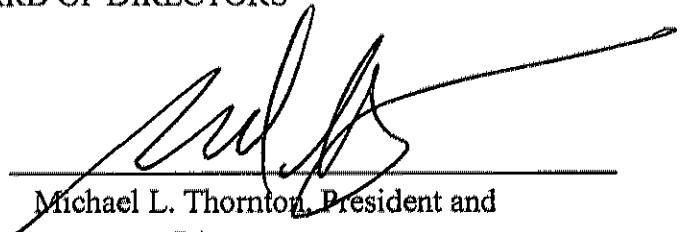
RESOLVED, that this written consent shall have the same force and effect as a special meeting of the shareholders' and Board of Directors meeting for all purposes, including but not limited for the purpose of complying with Section 21.351 of the Texas Business Organizations Code.

The undersigned direct that this written consent may be executed in multiple counterparts, all of which shall be considered originals and that this written consent, including multiple counterparts, be filed with the minutes of the proceedings of the shareholders of the Corporation.

DATED to be effective on April 30, 2019.

BOARD OF DIRECTORS

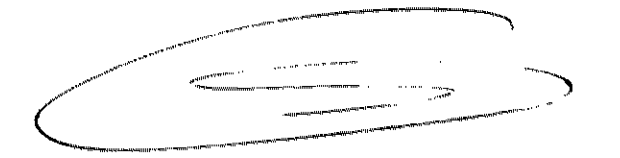
By:

  
Michael L. Thornton, President and  
Treasurer, Director

By:

  
Raquel Thornton, Director

By:

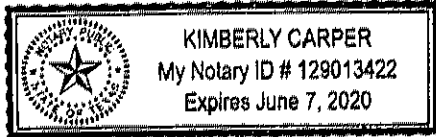
  
Karen Schroeder, Secretary and Director

STATE OF TEXAS

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COUNTY OF TARRANT

This instrument was acknowledged before me on April 30, 2019, by MICHAEL L. THORNTON, RAQUEL THORNTON and KAREN SCHROEDER.



*Kimberly Carper*  
Notary Public, State of Texas