

AMENDMENT TO THE BYLAWS  
OF  
FOUNTAIN PLAZA CONDOMINIUM No. 1 ASSOCIATION

COME NOW Marian Mack and Linda James, who on oath depose and say that: (a) they are the chairman and the secretary, respectively, of Fountain Plaza Condominium No. 1 Association (the "Association"), (b) the following amendment to the Bylaws of the Association has been adopted by the unit owners at a meeting duly called for that purpose, and (c) the following amendment was adopted in accordance with the Bylaws and the provisions of ORS 100.410.

RECITAL

The original Bylaws of Fountain Plaza Condominium No. 1 Association, an Oregon non-profit corporation, were recorded June 14, 1984 in Book 1754 at Page 365 of the Records of Multnomah County, Oregon.

AMENDMENT

Section 7.7 of the Bylaws is amended to read as follows:

7.7 Nuisances: No nuisances, noxious or offensive activities shall be allowed in the Condominium nor shall any use or practice be allowed which is improper or offensive in the opinion of the Board of Directors or which unreasonably interferes with or is an unreasonable annoyance to the peaceful possession or proper use of the Condominium by other Owners or occupants or requires any alteration of or addition to any Common Element. Unit occupants and their guests shall exercise extreme care not to make noises which may disturb other occupants or guests, including the use of musical instruments, radios, televisions and amplifiers. A

1 - AMENDMENT TO THE BYLAWS  
FOUNTAIN PLAZA CONDOMINIUM ASSOCIATION #1 (31143)

minimum of seventy percent (70%) of the floor area of each Unit shall be carpeted in order to avoid sound transmission between units due to hard surface flooring. Further, no activity will be allowed in the Condominium in violation of the KOIN Center Air Space Lease Agreement referred in the Recitals to the Declaration or the following documents, each of which are incorporated herein by reference:

7.7.1 The south auditorium urban renewal plan, recorded December 28, 1961, in Book 2096 at Page 172, and amendment by instrument recorded January 28, 1966, in Book 461 at Page 403, of the Records of Multnomah County, Oregon;

7.7.2 The covenants, conditions and restrictions imposed by the deed from the City of Portland, a municipal corporation of the State of Oregon, to Olympia & York Properties (Oregon), Inc., recorded January 13, 1982, in Book 1573 at Page 605 of the Records of Multnomah County, Oregon.

IN WITNESS WHEREOF, the Chairman and the Secretary have executed this instrument on this 25 day of March, 1990.

FOUNTAIN PLAZA CONDOMINIUM No. 1 Association, an Oregon non-profit corporation

By: Marian Mack  
Marian Mack, Chairman

By: Linda James  
Linda James, Secretary

STATE OF OREGON )  
 ) SS  
County of Multnomah )

Personally appeared before me the above named Marian Mack and Linda James who, being first duly sworn, did say that they are the Chairman and Secretary of Fountain Plaza Condominium No. 1 Association, an Oregon non-profit corporation, and that said instrument was signed on behalf of said corporation and they acknowledged said instrument to be the voluntary act and deed of said corporation.

Before me this 25th day of May, 1990.

[Signature]  
NOTARY PUBLIC for Oregon  
My Commission Expires: 6/23/93

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STATE OF OREGON )  
Multnomah County )  
L. E. DUFFY, Notary Public for Oregon, is and by authority of the State of Oregon, do hereby certify that the above instrument is a true and correct copy of the original instrument recorded in the office of the County of Multnomah, Oregon.  
20 MAY 31 PM 4:02  
MULTNOMAH COUNTY, OREGON  
BOOK 2307 PAGE 1932  
On File  
RECORD OF DEEDS  
1990 [Signature] Deputy

3 - AMENDMENT TO THE BYLAWS  
FOUNTAIN PLAZA CONDOMINIUM ASSOCIATION #1 (31143)

After Recording, Return to:  
Vicki Gately  
Schwabe, Williamson + Wyatt  
Pacwest Center, Suite 1800  
1211 S.W. Fifth Ave.  
Portland, OR 97204

15  
/3