

**AMENDMENT TO THE DECLARATION OF
VANTAGE POINT EAST AT LEISURE WORLD, A CONDOMINIUM**

THIS AMENDMENT (the "Amendment") is made this 8th day of October 2002, by Rossmoor-IDI Fairways East Limited Partnership, a Maryland limited partnership (the "Declarant").

RECITALS:

A. The Declarant recorded a certain Declaration for Vantage Point East at Leisure World, A Condominium among the Land Records of Montgomery County, Maryland in Liber 21766 at folio 708, et seq. (the "Declaration"), together with certain Condominium Plats recorded among the Land Records of Montgomery County, Maryland as Plat Nos. 8218 through 8223 (the "Original Plats").

B. By the recordation of the Declaration and the Original Plats, the Declarant established the property described in Exhibit "A-1" of the Declaration as a condominium in accordance with the provisions of the Maryland Condominium Act, Title 11 of the Real Property Article of the Annotated Code of Maryland (1996), as amended (the "Act").

C. Immediately prior to the recordation of this Amendment, Plat No. 8256 ("Plat of Correction") was recorded among the Land Records of Montgomery County, Maryland for the purpose of correcting the inaccurate labeling of the building number in Tier 11, as shown on such plat. Such building number was erroneously labeled as "3210" on Plat No. 8220 of the Original Plats and was corrected to "3200" in the Plat of Correction.

D. Pursuant to Section 11.2 of the Declaration, the Declarant desires to amend the Declaration to incorporate the Plat of Correction as part of the Condominium Plats for Vantage Point East at Leisure World, A Condominium.

NOW, THEREFORE, pursuant to Section 11.2 of the Declaration, the Declarant hereby amends the Declaration as follows:

1. The Plat of Correction, a reduced copy of which is attached hereto as Exhibit "A", is incorporated as part of the Condominium Plats for Vantage Point East at Leisure World, A Condominium. The Plat of Correction replaces Plat No. 8220 of the Original Plats.
2. Except as otherwise provided in this Amendment, all of the terms and provisions of the Declaration shall remain in full force and effect.
3. The foregoing Recitals are incorporated in and made a substantive part of this Amendment.
4. Capitalized terms used herein shall be defined as set forth in the Declaration, unless otherwise provided herein.

RECORDING FEE	20.00
IMP FD SURE #	5.00
TOTAL	25.00
Declarant	Recpt # 13951
MGR CMC	Blk # 2286
Oct 08, 2002	to 04:26 PM

Cobin (PLATS)

"No CARD"

Department of
Taxation
Montgomery County

010-10-09-02

02 OCT -9 PM 4:27

FILED
MOLLY O. RUHL
CLERKS OFFICE
MONTGOMERY COUNTY, MD

02 OCT -9 PM 4:28

FILED
MOLLY O. RUHL
CLERKS OFFICE
MONTGOMERY COUNTY, MD

MONTGOMERY COUNTY CIRCUIT COURT (Land Records) MQR 21951, p. 0482, MSA_CE63_21905. Date available 09/16/2005. Printed 06/12/2017.

IN WITNESS WHEREOF, the Declarant has caused this Amendment to be executed as of the date first written above.

WITNESS:

DECLARANT:

ROSSMOOR-IDI FAIRWAYS EAST LIMITED PARTNERSHIP, a Maryland limited partnership

By: IDI-MD Fairways East, Inc., a Virginia corporation, its general partner

Kathleen T. Legum

By: [Signature]
Name: Norman M. Dreyfuss
Title: Executive Vice President

STATE OF Maryland

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COUNTY OF Montgomery

*

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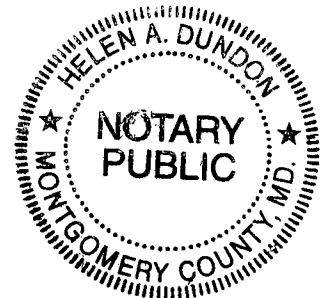
I HEREBY CERTIFY that, on October 8, 2002, before me, the subscriber, a Notary Public, personally appeared Norman M. Dreyfuss of IDI-MD Fairways East, Inc., a Virginia corporation, the general partner of Rossmoor-IDI Fairways East Limited Partnership, a Maryland limited partnership, and that such person, being authorized to do so, executed the foregoing instrument for the purposes therein contained.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

[Signature]
Notary Public

My commission expires: February 1, 2005

[NOTARIAL SEAL]



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21951 484

Exhibit "A"

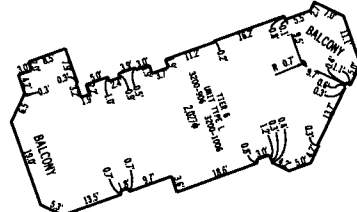
(Plat of Correction)

LEGEND

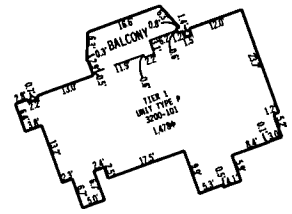
G.C.E. = GENERAL COMMON ELEMENT
3200-112 = CONDOMINIUM UNIT NO.
⊕ = AREA IN SQUARE FEET

NOTES

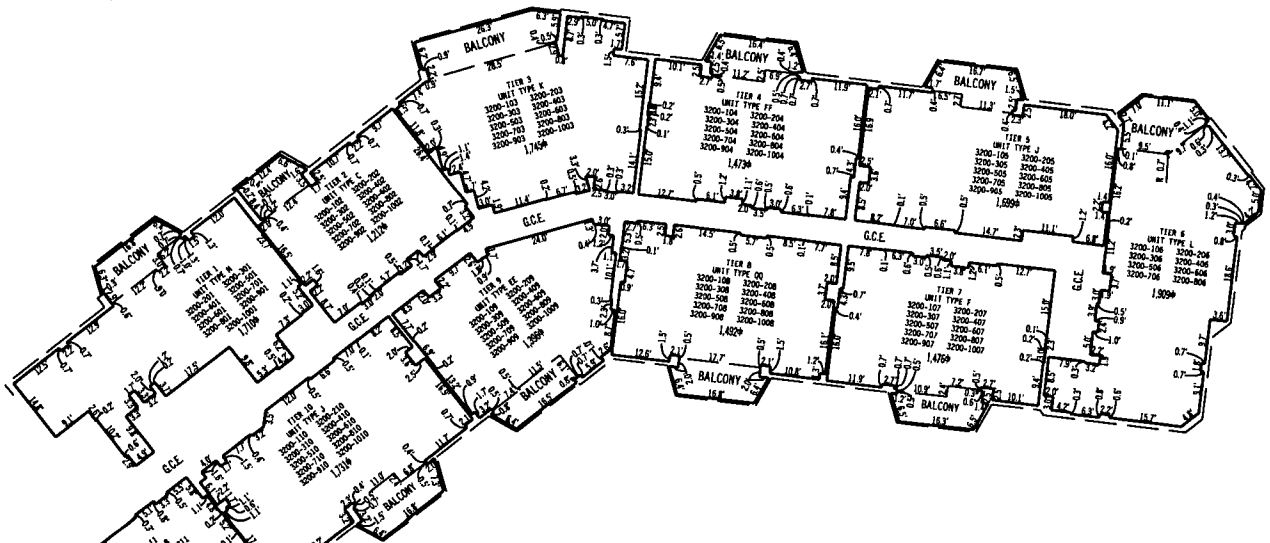
- 1) ALL INTERIOR UNIT DIMENSIONS SHOWN ARE FROM THE BACK SURFACE OF THE PLASTERBOARD OF ALL WALLS BOUNDING THE UNIT AND THE AREA OF EACH UNIT IS COMPUTED FROM THEM. HORIZONTAL DIMENSIONS SHOWN HEREON ARE BASED ON MEASURED DIMENSIONS WITH A TOLERANCE OF ±0.2 FEET.
- 2) THE LOWER BOUNDARY OF EACH UNIT IS THE HORIZONTAL PLANE OF THE TOP SURFACE OF THE UNDECORATED CONCRETE FLOOR SLAB. THE UPPER BOUNDARY OF EACH UNIT IS THE HORIZONTAL PLANE OF THE BOTTOM SURFACE OF THE CONCRETE SLAB OF THE CEILING EXCEPT WHERE THERE IS A DROPPED CEILING IN WHICH LOCATIONS THE UPPER BOUNDARY SHALL BE THE HORIZONTAL PLANE WHICH INCLUDES THE TOP SIDE OF THE PLASTERBOARD OF THE DROPPED CEILING.
- 3) THE BALCONY CONFIGURATIONS SHOWN FOR EACH UNIT ARE TYPICAL FOR UNITS ON FLOORS ONE THROUGH TEN UNLESS OTHERWISE NOTED.
- 4) "UNIT" SHALL MEAN A THREE-DIMENSIONAL SPACE AS DEFINED IN THE DECLARATION FOR VANTAGE POINT EAST AT LEISURE WORLD, A CONDOMINIUM. EACH UNIT AS SHOWN HEREON IS DESIGNATED NUMERICALLY. A TYPICAL EXAMPLE IS: "CONDOMINIUM UNIT 3200-112".
- 5) UNIT BOUNDARIES ARE SHOWN THUS: ———. INTERIOR UNIT WALLS ARE NOT SHOWN.
- 6) THIS UNIT GROUP IS A 10 STORY STRUCTURE AND PHASE I CONTAINS 110 UNITS.
- 7) G.C.E. = GENERAL COMMON ELEMENTS WHICH SHALL INCLUDE THOSE AREAS DESIGNATED AS G.C.E. AS WELL AS ALL OF THE PROPERTY WITHIN THIS PHASE EXCEPT THE CONDOMINIUM UNITS THEMSELVES AND THE LIMITED COMMON ELEMENTS.
- 8) EACH BALCONY AS SHOWN ON THE PLAT IS PART OF THE ADJACENT UNIT. HOWEVER, PURSUANT TO SECTION 2-3(G) OF THE DECLARATION FOR VANTAGE POINT EAST AT LEISURE WORLD, A CONDOMINIUM, THE SQUARE FOOTAGE OF THE BALCONIES IS NOT INCLUDED IN THE CALCULATION OF THE COMMON ELEMENT INTEREST FOR EACH UNIT.
- 9) THE PURPOSE OF THIS CORRECTIVE PLAT IS TO CHANGE THE BUILDING NUMBER IN TIER 11 FROM 3210 TO 3200. THIS PLAT OF CORRECTION REPLACES SHEET 3 OF 6 SECTION 2 PHASE 1 VANTAGE POINT EAST AT LEISURE WORLD, A CONDOMINIUM PREVIOUSLY RECORDED AS PLAT No. 8220 AMONG THE LAND RECORDS OF MONTGOMERY COUNTY, MARYLAND.



UNIT 906 & 1006



UNIT 101



PLAT OF CORRECTION
SECTION II PHASE I
VANTAGE POINT EAST
AT LEISURE WORLD
A CONDOMINIUM

WHEATON (13TH) ELECTION DISTRICT
MONTGOMERY COUNTY, MARYLAND

Scale: 1"=20'

OCTOBER, 2002



RECORDED	GREENHORNE & O'MARA INC. ENGINEERS-ARCHITECTS-PLANNERS-SURVEYORS 20410 CENTURY BLVD., SUITE 200 GERMANTOWN, MARYLAND 20874 (301) 444-8282		Sheet #
CONDOMINIUM PLAT BOOK			Comp. - Drafter
CONDOMINIUM PLAT NO.			MENTS - MAN/B
			Title No. R-2425-M

MONTGOMERY COUNTY CIRCUIT COURT (Land Records) MGR 21951, p. 0485, MSA-CE63-21995. Date available 09/16/2005. Printed 06/12/2017.

State of Maryland Land Instrument Intake Sheet
Baltimore City County: Montgomery

Information provided is for the use of the Clerk's Office, State Department of Assessments and Taxation, and County Finance Office only.

(Type or Print in Black Ink Only—All Copies Must Be Legible)

1 Type(s) of Instruments
2 Conveyance Type Check Box
3 Tax Exemptions (if Applicable)
Cite or Explain Authority

4 Consideration and Tax Calculations
Table with columns: Consideration Amount, Finance Office Use Only (Transfer and Recordation Tax Consideration)

5 Fees
Table with columns: Amount of Fees, Doc. 1, Doc. 2, Agent, Tax Bill, C.B. Credit, Ag. Tax/Other

6 Description of Property
SDAT requires submission of all applicable information. A maximum of 40 characters will be indexed in accordance with the priority cited in Real Property Article Section 3-104(g)(3)(i).

7 Transferred From
Doc. 1 - Grantor(s) Name(s)
Doc. 2 - Grantor(s) Name(s)

8 Transferred To
Doc. 1 - Grantee(s) Name(s)
Doc. 2 - Grantee(s) Name(s)
New Owner's (Grantee) Mailing Address

9 Other Names to Be Indexed
Doc. 1 - Additional Names to be Indexed (Optional)
Doc. 2 - Additional Names to be Indexed (Optional)

10 Contact/Mail Information
Instrument Submitted By or Contact Person
Name: LINOWES AND BLOCHER LLP
Firm: SUITE 1000
Address: 1010 WAYNE AVENUE, SILVER SPRING, MD 20910-5800
Phone: (301) 650-7124

11 IMPORTANT: BOTH THE ORIGINAL DEED AND A PHOTOCOPY MUST ACCOMPANY EACH TRANSFER
Assessment Information
Yes/No Will the property being conveyed be the grantee's principal residence?
Yes/No Does transfer include personal property? If yes, identify:
Yes/No Was property surveyed? If yes, attach copy of survey (if recorded, no copy required).

Assessment Use Only - Do Not Write Below This Line
Table with columns: Transfer Number, Date Received, Deed Reference, Assigned Property No., Year, Land, Buildings, Total, Geo., Zoning, Use, Town Cd., Map, Grid, Parcel, Ex. St., Sub, Plat, Section, Ex. Cd., Block, Lot, Occ. Cd.

Source - Reserve for Circuit Court Clerk Recording - Vol. 1000

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