

This instrument is prepared by:
Arye Kranz, President Bedford J, Pro Se
251 Bedford J
West Palm Beach FL 33417
732-779-8079

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OR BK 34171 PG 878
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Palm Beach County, Florida
Joseph Abruzzo, Clerk
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**CERTIFICATE OF AMENDMENT TO THE HOUSE RULES & REGS OF
BEDFORD J CV CONDOMINIUM ASSOCIATION INC.
A FLORIDA CORPORATION NOT FOR PROFIT**

I HEREBY CERTIFY that the Rules & Regulations of Bedford J CV Condominium Association, attached hereto as Exhibit A, were duly adopted and approved by the members at our Board Meeting of March 8, 2023. The original By-Laws for Bedford J CV Condominium Association Inc. are recorded in Official Record Book 1881 at page 0231, et seq, on March 12, 1971 of the Public Records of Palm Beach County Florida.

DATED this 10th day of March 2023

Signed in the presence of Witnesses as to both: Association:

Bedford J CV Condominium Assoc. Inc.

A Florida Corporation Not for Profit

By:

Parryn Fitts-Wenzel

Signature of 1st Witness

Print Name: Parryn Fitts-Wenzel

By:

Kasea Burch

Signature of 2nd Witness

Print Name: Kasea Burch

By:

Arye Kranz

Arye Kranz, President

By:

Lori Crocco

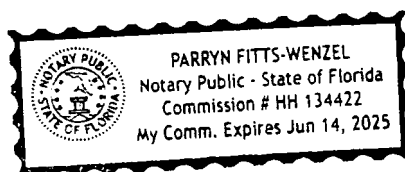
Lori Crocco, Vice President



STATE OF FLORIDA)

COUNTY OF PALM BEACH)

The foregoing instrument was acknowledged before me by means of physical presence, notarization this 10th day of March 2023 by Arye Kranz, President and Lori Crocco, Vice President of Bedford J CV Condominium Association Inc, who executed the foregoing instrument. Both acknowledged to and before me that each, executed such instrument with due and regular corporate authority and that said instrument is the free act and deed of the Condominium Association.



Parryn Fitts-Wenzel

Notary Public, State of Florida at Large

EXHIBIT

A

NOT A CERTIFIED COPY

**Bedford J CV Condo Assoc. Addendum to House Rules & Regs Adopted
unanimously by the Board of Directors and membership on March 8, 2023**

- 1) All new leases must be reviewed by the Board of Directors.
- 2) Any Board member or resident-member who attends any meeting via phone, computer, Zoom-chat, whatsapp-chat or by any other electronic device shall be considered as in attendance and will count towards a quorum for our meetings.
- 3) Bedford J shall be able to charge a \$250.00 fee and shall collect said fee from any new buyer or owner who leases their unit, that conducts a real-estate transaction such as purchase of a unit or leasing of a unit at Bedford J. \$250.00 is due to Bedford J at closing and at signing of the lease by the tenant.
- 4) No personal belongings are allowed in the Laundry Room other than laundry supplies. All laundry supplies can only be stored on the plastic shelving in the laundry room.
- 5) Rentals allowed once every 3 years.