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Instrument: AMENDMENT TO DECLARATION

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Return To:
Woods Oviatt Gilman LLP - Real Estate
1900 Bausch & Lomb Pl
Rochester, NY 14604

TOBEY WOODS CONDOMINIUM,

TOBEY WOODS CONDOMINIUM,

Recording Fee	\$26.00	
Pages Fee	\$10.00	
State Fee Cultural Education	\$14.25	
State Fee Records Management	\$4.75	Employee: JI
TP-584 Form Fee	\$5.00	
Total Fees Paid:	\$60.00	

State of New York

MONROE COUNTY CLERK'S OFFICE
WARNING – THIS SHEET CONSTITUTES THE CLERKS
ENDORSEMENT, REQUIRED BY SECTION 317-a(5) &
SECTION 319 OF THE REAL PROPERTY LAW OF THE
STATE OF NEW YORK. DO NOT DETACH OR REMOVE.

Consideration: \$1.00

JAMIE ROMEO

MONROE COUNTY CLERK



**AMENDMENT TO
THE DECLARATION OF
TOBEY WOODS CONDOMINIUM**

This Amendment is executed and delivered by Tobey Woods Condominium, a New York condominium formed under Article 9-B of the NYS Real Property Law, acting through its Board of Managers, with an address at 2 Tobey Woods, Pittsford, New York 14534.

WHEREAS, the Declaration of the Tobey Woods Condominium was originally filed in the Monroe County Clerk's Office on November 1, 1974 in Liber 04749 of Deeds, page 84, and further modified to amend and restate the By-Laws which were attached thereto, by the filing of the Amended and Restated By-Laws in the Monroe County Clerk's Office on November 12, 2013 at Liber 11326 of Deeds, page 317 (the "Declaration");

WHEREAS, Article XI of the Declaration provides each unit owner shall be liable for a proportionate share of the common expenses in accordance with their respective common interests; and

WHEREAS, the Board of Managers proposed to change the method of allocation of the common expenses from a proportion based on the unit owner's common interest, to an equal allocation regardless of common interest owned; and

WHEREAS, the unit owners unanimously approved and adopted the modification and change.

NOW THEREFORE, pursuant to Article XIII—Amendments, the Declaration is amended as follows:

In compliance with NYS RPL 339i, Paragraph 5—Percentage of Interest in Common Elements, is restated to provide each unit owner shall have an equal undivided interest in the common elements.

In compliance with NYS RPL 339m, Article I, Section A., and Article XI, Section A., are revised to provide that each unit owner shall be liable for an equal share of common expenses, that is 1/32nd for each unit, and any common surplus shall be owned by each unit owner in like share.

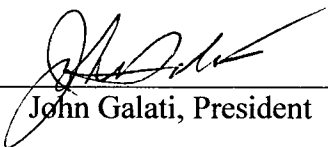
Except as otherwise amended, the Declaration of the Tobey Woods Condominium is hereby affirmed and in full force and effect.

Signature page follows.

Property Address: 1-32 Tobey Woods, Pittsford, New York 14534

TOBEY WOODS CONDOMINIUM

By: Its Board of Managers

By: 
John Galati, President

By: 
Kathleen Borbee, Secretary

STATE OF NEW YORK)
COUNTY OF MONROE) ss.:

On the 6 day of December in the year 2023 before me, the undersigned, a Notary Public in and for said State, personally appeared John Galati personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his capacity, and that by his signature on the instrument, the individual, or the person upon behalf of which the individual acted, executed the instrument.



Notary Public

RHONDA M. EVERHART
Notary Public, State of New York
Ontario County Reg. #01EV6405613
Commission Expires 03/16/24

STATE OF NEW YORK)
COUNTY OF MONROE) ss.:

On the 6 day of December in the year 2023 before me, the undersigned, a Notary Public in and for said State, personally appeared Kathleen Borbee, personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged to me that she executed the same in her capacity, and that by her signature on the instrument, the individual, or the person upon behalf of which the individual acted, executed the instrument.



Notary Public

RHONDA M. EVERHART
Notary Public, State of New York
Ontario County Reg. #01EV6405613
Commission Expires 03/16/24