

BUCKS COUNTY RECORDER OF DEEDS

55 East Court Street
Doylestown, Pennsylvania 18901
(215) 348-6209

Instrument Number - 2019052857

Recorded On 9/23/2019 At 2:49:26 PM

* Total Pages - 4

* Instrument Type - DEED AGREEMENT - NO PROPERTY TRANSFER

Invoice Number - 1028845 User - KGB

* Grantor - PERKASIE WOODS LP

*

* Customer - SUMMERS NAGY LAW OFFICES

* FEEES

RECORDING FEES \$98.75

TOTAL PAID \$98.75

Bucks County UPI Certification
On September 23, 2019 By JJK

This is a certification page

DO NOT DETACH

This page is now part
of this legal document.

RETURN DOCUMENT TO:
SUMMERS NAGY LAW OFFICES

I hereby CERTIFY that this document is
recorded in the Recorder of Deeds Office
of Bucks County, Pennsylvania.



Robin M. Robinson

Robin M. Robinson
Recorder of Deeds

* - Information denoted by an asterisk may change during
the verification process and may not be reflected on this page.

15D1B8



Prepared by
and Return to:

Jill E. Nagy, Esquire
Summers Nagy Law Offices
200 Spring Ridge Drive, Suite 202
Wyomissing, PA 19610

TMP: 33-009-004, 33-009-005,
33-009-006, 33-009-007

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2019 SEP 23 A 8:55

BUCKS COUNTY
RECORDER OF DEEDS

AMENDMENT TO THE DECLARATION OF
PERKASIE WOODS, A PLANNED COMMUNITY

This Corrective Amendment of the Declaration of Perkasio Woods, a Planned Community (this "Amendment") is made this 22nd day of July, 2019, by the Declarant, Perkasio Woods, LP, a Pennsylvania limited partnership (the "Declarant").

BACKGROUND

A. On August 27, 2015, the Declarant recorded the Declaration of Perkasio Woods, a Planned Community in the Office of Recorder of Deeds for Bucks County at Instrument No. 2015052526 (the "Declaration").

B. Pursuant to Section 19.01(a) of the Declaration and §5219 of the Pennsylvania Uniform Planned Community Act (the "Act"), the Declarant desires to amend the Declaration to include Section 4.03 for the purpose of clarifying any conflict between the Declaration and Rules and Regulations.

NOW, THEREFORE, in accordance with the Declaration and the Act, the Declarant hereby amends the declaration as follows:

1. Amendment. Section 4.03 is now added and shall read as follows:

Section 4.03. Interpretation of Declaration and Rules and Regulations. In the event of a conflict of interpretation between the provisions set forth in the Rules and Regulations and this Declaration, this Declaration shall govern except to the extent this Declaration is inconsistent with the Act, in which case the Act will govern.

2. Miscellaneous.

- (a) In the event that there are any inconsistencies between the terms and conditions of this Amendment and the terms and conditions of the Declaration, the terms and conditions of this Amendment shall control.
- (b) All capitalized terms not otherwise defined in this Amendment shall have the meanings which said capitalized terms have in the Declaration and the Act.
- (c) Except as specifically amended hereby, all of the other terms, conditions and covenants contained in the Declaration shall continue in full force and effect, and are hereby ratified, approved and republished.
- (d) This Corrective Amendment shall be binding upon and inure to the benefit of the respective successors and assigns of the Board and the Unit Owners in the Community.

DECLARANT:

Perkasie Woods, L.P., a Pennsylvania limited partnership, by its general partner, PW Developers, LLC

By:


Kevin Timochenko, Sole Member

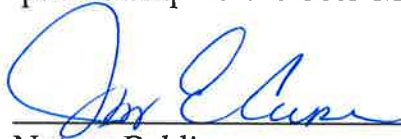
COMMONWEALTH OF PENNSYLVANIA :

ss.

COUNTY OF BUCKS *BERKS*

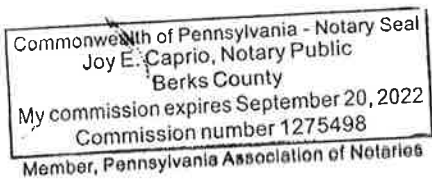
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Be it Remembered, that on this *23rd* day of *July*, 2019, before me, a Notary Public in and for the Commonwealth and County aforesaid, personally appeared Kevin Timochenko, who acknowledged himself to be the Sole Member of PW Developers, LLC, a Pennsylvania limited liability company, and the general partner of Perkasio Woods, L.P., a Pennsylvania limited partnership, that he, as such officer, being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing the name of the limited partnership as the Sole Member of the general partner.



Notary Public

My commission expires:



Prepared by
and Return to:

Jill E. Nagy, Esquire
Summers Nagy Law Offices
200 Spring Ridge Drive, Suite 202
Wyomissing, PA 19610

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1. Amendment. Section 4.03 is now added and shall read as follows:

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2. Miscellaneous.

- (a) In the event that there are any inconsistencies between the terms and conditions of this Amendment and the terms and conditions of the Declaration, the terms and conditions of this Amendment shall control.
- (b) All capitalized terms not otherwise defined in this Amendment shall have the meanings which said capitalized terms have in the Declaration and the Act.
- (c) Except as specifically amended hereby, all of the other terms, conditions and covenants contained in the Declaration shall continue in full force and effect, and are hereby ratified, approved and republished.
- (d) This Corrective Amendment shall be binding upon and inure to the benefit of the respective successors and assigns of the Board and the Unit Owners in the Community.

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Perkasie Woods, L.P., a Pennsylvania limited partnership, by its general partner,
PW Developers, LLC

By:


Kevin Timochenko, Sole Member

COMMONWEALTH OF PENNSYLVANIA :

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COUNTY OF BUCKS *BERKS*

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Notary Public

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