

The Office of the Westchester County Clerk: This page is part of the instrument; the County Clerk will rely on the information provided on this page for purposes of indexing this instrument. To the best of submitter's knowledge, the information contained on this Recording and Endorsement Cover Page is consistent with the information contained in the attached document.



553273069DLR0024

Westchester County Recording & Endorsement Page

Submitter Information

| | | | |
|-----------------|--------------------------|--------------------------|-----------------------------|
| Name: | Metropolis Abstract Corp | Phone: | 914-592-0003 |
| Address 1: | 570 Taxter Road | Fax: | 914-5921560 |
| Address 2: | 2nd Floor | Email: | john@metropolisabstract.com |
| City/State/Zip: | Elmsford NY 10523 | Reference for Submitter: | MAC-CTSY-1790-W |

Document Details

| | | | |
|-----------------|---------------------|----------------------|--------------------------|
| Control Number: | 553273069 | Document Type: | Declaration (DLR) |
| Package ID: | 2015112300045001001 | Document Page Count: | 5 |
| | | Total Page Count: | 6 |

Parties

| | | | |
|------------------|-------------------------|--|----------------------------|
| 1st PARTY | | <input type="checkbox"/> Additional Parties on Continuation page | |
| 1: | LANDMARK CONDO ASSN INC | - Other | 1: LANDMARK CONDO ASSN INC |
| 2: | | | 2: LANDMARK CONDO ASSN INC |
| | | | - Other |

Property

| | | | |
|-----------------|-----------------------|------------------|-------------------------|
| Street Address: | 366 NORTH MAIN STREET | Tax Designation: | 136.79-2-1.101 to 1.998 |
| City/Town: | RYE TOWN | Village: | PORT CHESTER |

Cross-References

| | | | | | | | |
|----|-------------|----|--|----|--|----|--|
| 1: | 09198/00012 | 2: | | 3: | | 4: | |
|----|-------------|----|--|----|--|----|--|

Supporting Documents

Recording Fees

| | |
|-----------------------------------|----------------|
| Statutory Recording Fee: | \$40.00 |
| Page Fee: | \$30.00 |
| Cross-Reference Fee: | \$0.50 |
| Mortgage Affidavit Filing Fee: | \$0.00 |
| RP-5217 Filing Fee: | \$0.00 |
| TP-584 Filing Fee: | \$0.00 |
| Total Recording Fees Paid: | \$70.50 |

Transfer Taxes

| | |
|----------------------|--------|
| Consideration: | \$0.00 |
| Transfer Tax: | \$0.00 |
| Mansion Tax: | \$0.00 |
| Transfer Tax Number: | |

Mortgage Taxes

| | |
|----------------------------|---------------|
| Document Date: | |
| Mortgage Amount: | |
| Basic: | \$0.00 |
| Westchester: | \$0.00 |
| Additional: | \$0.00 |
| MTA: | \$0.00 |
| Special: | \$0.00 |
| Yonkers: | \$0.00 |
| Total Mortgage Tax: | \$0.00 |

Dwelling Type: Exempt:

Serial #:

RECORDED IN THE OFFICE OF THE WESTCHESTER COUNTY CLERK



Recorded: 11/23/2015 at 03:28 PM
 Control Number: **553273069**
 Witness my hand and official seal

Timothy C. Idoni
Westchester County Clerk

Record and Return To

Pick-up at County Clerk's office

Matthew Schwarz, Esq
Geist, Schwarz & Jellinek, PLLC
One North Lexington Avenue-11th Floor
White Plains, NY 10601
Attn: Matt

**THE LANDMARK CONDOMINIUM ASSOCIATION, INC
FOURTH AMENDMENT PURSUANT TO
RESOLUTION AMENDING THE BY-LAWS**

THE PROPERTY SUBJECT TO THIS RESOLUTION IS LOCATED AT 366 NORTH MAIN STREET, PORT CHESTER, NEW YORK.

WHEREAS, the Landmark Condominium Association, Inc., acting by and through its Board of Managers, having an address of c/o Nardo & Associates, 550 Mamaroneck Avenue, suite 504, Harrison, New York 10528, hereby declares as follows:

WHEREAS, the Declaration and By-Laws for the Landmark Condominium Association, Inc. (hereinafter, the "Condominium") dated April 25, 1988, were recorded in the Office of the Westchester County Clerk, at Liber 9198 page 12; and

WHEREAS, the First Amendment to the By-Laws for the Landmark Condominium Association, Inc. dated June 1, 1990, were recorded in the Office of the Westchester County Clerk, at Liber 9831 page 224; and

WHEREAS, the Board of Managers of the Condominium, by appropriate notice as required by the Declaration and By-Laws, duly convened a special meeting of the Unit owners to consider this Fourth Amendment to the By-Laws as hereinafter set forth; and

WHEREAS, a quorum of the Unit Owners was present in person or by proxy at said meeting; and

WHEREAS, upon motion duly made and seconded and upon the affirmative vote of more than 66 2/3 in number and in common interests of Unit Owners, a resolution amending the By-Laws was adopted; and

WHEREAS, the Condominium's prior Managing Agent failed to record the resolution amending the By-Laws, refused to release the minutes or the votes of the special meeting, and embezzled funds from the Condominium; and

WHEREAS, the parties hereto desire to amend the By-Laws notwithstanding the absence of the minutes and the votes of the special meeting pursuant to the certification of both the current and former President of the Board of Managers.

NOW, THEREFORE, the parties hereto amend the provisions of the By-Laws as set forth herein.

Section 2.8 entitled "Term of Office of Members" of Article II entitled "Condominium Board" of the By-Laws is hereby amended so as to read as follows:

At each annual meeting of the Unit Owners, members of the Condominium Board shall be elected pursuant to the terms of Section 4.9

of the By-Laws, to serve a term of office as described below. Each member of the Condominium Board shall serve until his successor shall be elected and qualified. The term of each member of the Condominium Board shall be one year.

The recording of this Resolution in the Office of the Westchester County Clerk by the Board of Managers of the Landmark Condominium Association, Inc. shall be deemed satisfactory evidence of full compliance with the provisions of the Declaration and By-Laws governing the amendment thereof. By means of the signatures appearing below, the Board of Managers of the Landmark Condominium certifies that at the meeting set forth above, there was a quorum of Unit Owners present in person or by proxy, and that by an affirmative vote of more than 66 2/3 of the Unit Owners, both in number and in common interest, the above resolution was adopted.

Except as amended herein, the By-Laws shall remain in full force and effect. The amendment to the By-laws set forth herein shall be effective immediately upon the recording of this Resolution in the Office of the Westchester County Clerk.

Dated: November 6, 2015



Crysta Kearney, President



Esme Lombard, Former President

STATE OF NEW YORK)
) ss:
COUNTY OF WESTCHESTER)

On the 6th day of November in the year 2015, before me, the undersigned, a Notary Public in and for said state, personally appeared Crysta Kearney, personally known to me or proved to me on the basis of satisfactory evidence to be the person 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 person or the entity upon behalf of which the individual acted, executed the instrument.

MARK EHRLICH
Notary Public, State of New York
Qualified in Queens County


NOTARY PUBLIC

STATE OF NEW YORK)
) ss:
COUNTY OF WESTCHESTER)

NO. DIEHL 989340
Comm. Exp. 1-10-2018

On the 17 day of November in the year 2015, before me, the undersigned, a Notary Public in and for said state, personally appeared Esme Lombard, personally known to me or proved to me on the basis of satisfactory evidence to be the person 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 person or the entity upon behalf of which the individual acted, executed the instrument.


NOTARY PUBLIC



SECRETARY'S CERTIFICATION

I, Tara Meehan, Secretary of the Landmark Condominium Association, Inc., hereby certify that, upon information and belief, the foregoing Amendment to the Condominium By-Laws was duly ratified at a duly constituted special meeting of the Unit Owners held at 366 North Main Street, Port Chester, New York, having received approval of more than 66 2/3 of the Unit Owners, both in number and in common interest.

In witness whereof, I have signed and acknowledged this Certificate this 7th day of November, 2015.

Tara Meehan
Tara Meehan, Secretary

Sworn to before me this
7th day of November, 2015

Marco Estrella
Notary Public

MARCO ESTRELLA
Notary Public, State of New York
Qualified in Westchester County
No. 01ES6163853
My Commission Expires 10/16/20 18

SECRETARY'S CERTIFICATION

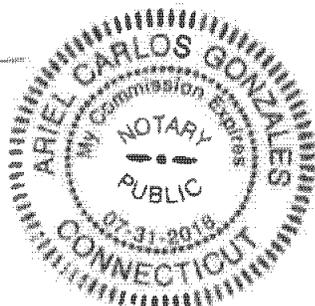
I, LISA Giorgio, former Secretary of the Landmark Condominium Association, Inc., hereby certify that the foregoing Amendment to the Condominium By-Laws was duly ratified at a duly constituted special meeting of the Unit Owners held at 366 North Main Street, Port Chester, New York, having received approval of more than 66 2/3 of the Unit Owners, both in number and in common interest.

In witness whereof, I have signed and acknowledged this Certificate this 17th day of November, 2015.

Lisa Giorgio
Former Secretary

Sworn to before me this
17 day of November, 2015

Ariel Carlos Gonzales
Notary Public



STATE OF NEW YORK
COUNTY OF WESTCHESTER

*FOURTH AMENDMENT TO
BY-LAWS OF
THE LANDMARK CONDOMINIUM
ASSOCIATION, INC.*

*Premises: 366 North Main Street
Port Chester, New York*

Record and Return to:

*Geist Schwarz & Jellinek, PLLC
1 North Lexington Avenue, 11th Floor
White Plains, New York 10601
(914) 644-8300*

Sec: 136.79

Block: 2

Lots: 1.101 to 1.998

Township: Rye

1790-4