

THE FAIRWAYS BYLAW AMENDMENT

The Unit Owners Association of Fairways South at Leisure World, A Condominium hereby amends and replaces Article V, Section 5.8(a)(6) of the Bylaws with the following:

Section 5.8. Restrictions on Use of Units and Common elements; Rules and Regulations.

(a) Restrictions. Each unit and the common elements shall be occupied and used as follows:

(6) A unit owners's right to lease their unit is subject to the provisions set forth in this section (6) ((a)-(k)) below;

(a) Any unit owner who acquires ownership of a unit after the effective date of this amendment, except as otherwise provided in paragraph (b) below, shall be required to own their unit for a period of at least two (2) years prior to leasing the unit, and thereafter can only lease their unit if the number of leased units is no greater than 60 units. The Board of Directors may establish a wait list procedure.

(b) Any occupants of the unit for the initial two (2) year ownership period must be the owner of the unit as shown on the deed to the unit as recorded in the land records or as otherwise defined below:

(i) a natural person - the unit must be occupied by the owner of record or a member of the owner's immediate family (spouse, parent, child, or sibling).

(ii) a trust - the person who established the trust, or a beneficiary of the trust.

(iii) a corporation, partnership, LLC or other legal business entity - the majority shareholder, partner, member or owner, as applicable.

(c) Any unit owners as of the effective date of this amendment shall be exempt from the two (2) year occupancy requirement and the 60 leased unit limitation as stated in this Bylaw as long as the unit owner continues to own the unit.

In the circumstances below when title is initially transferred, the transferee shall be considered to occupy the same status as transferor occupied as of the effective date of this amendment regarding leasing the unit:

-transfer of the unit during the owner's lifetime to a member of the immediate family: defined as spouse, parent, child, or sibling.

-transfer of the unit during the owner's lifetime for purposes of estate planning, such as to a trust.

-transfer upon the death of the unit owner to a beneficiary under a will or by inheritance without a will.

75
HD
CA

PLEASE RETURN TO:

Lerch, Early & Brewer, Chartered
7600 Wisconsin Avenue, Suite 700
Bethesda, MD 20814

Attn: Judith A. Hill, Paralegal 55538.001

THE FAIRWAYS BYLAW AMENDMENT

The Unit Owners Association of Fairways South at Leisure World, A Condominium hereby amends and replaces Article V, Section 5.8(a)(6) of the Bylaws with the following:

Section 5.8. Restrictions on Use of Units and Common elements; Rules and Regulations.

(a) Restrictions. Each unit and the common elements shall be occupied and used as follows:

(6) A unit owners's right to lease their unit is subject to the provisions set forth in this section (6) ((a)-(k)) below;

(a) Any unit owner who acquires ownership of a unit after the effective date of this amendment, except as otherwise provided in paragraph (b) below, shall be required to own their unit for a period of at least two (2) years prior to leasing the unit, and thereafter can only lease their unit if the number of leased units is no greater than 60 units. The Board of Directors may establish a wait list procedure.

(b) Any occupants of the unit for the initial two (2) year ownership period must be the owner of the unit as shown on the deed to the unit as recorded in the land records or as otherwise defined below:

(i) a natural person - the unit must be occupied by the owner of record or a member of the owner's immediate family (spouse, parent, child, or sibling).

(ii) a trust - the person who established the trust, or a beneficiary of the trust.

(iii) a corporation, partnership, LLC or other legal business entity – the majority shareholder, partner, member or owner, as applicable.

(c) Any unit owners as of the effective date of this amendment shall be exempt from the two (2) year occupancy requirement and the 60 leased unit limitation as stated in this Bylaw as long as the unit owner continues to own the unit.

In the circumstances below when title is initially transferred, the transferee shall be considered to occupy the same status as transferor occupied as of the effective date of this amendment regarding leasing the unit:

-transfer of the unit during the owner's lifetime to a member of the immediate family: defined as spouse, parent, child, or sibling.

-transfer of the unit during the owner's lifetime for purposes of estate planning, such as to a trust.

-transfer upon the death of the unit owner to a beneficiary under a will or by inheritance without a will.

PLEASE RETURN TO:
Lerch, Early & Brewer, Chartered
7600 Wisconsin Avenue, Suite 700
Bethesda, MD 20814
Attn: Judith A. Hill, Paralegal 55538.001

K
HD
CA

Upon any subsequent transfers of ownership of the unit to any party, all the provisions of the above subsection (a) shall apply.

- (c) Unit owners who acquired their units after the effective date of this amendment and have completed their two (2) year occupancy, must submit an application to the Board of Directors and obtain approval prior to taking any steps toward leasing of the residential unit. Approval of an application for leasing a unit is subject to the 60 leased unit limitation set forth in this Bylaw. Leasing of the unit will be permitted only if the number of leased units has not reached 60 units.
- (d) The Board of Directors shall have the authority to promulgate rules, regulations, and procedures in connection with the interpretation, implementation, and enforcement of the foregoing leasing restrictions.
- (e) For good cause shown, based solely upon financial hardship, the Board of Directors may grant an exemption to the requirements set in Section 5.8(a)(6)(a) above to the unit owner's heirs or beneficiaries in the case of a financial hardship arising after the death of the unit owner, or to the unit owner upon an illness of the unit owner that precludes the unit owner from continuing to reside in the unit. The Board may grant this exemption regardless of the requirements in Section 5.8(a)(6)(a) above.
- (f) No unit may be leased unless and until the owner of the condominium unit is current on all amounts owed to the Unit Owners Association, including assessments, and has no outstanding other violations of the Declaration, these Bylaws or the Rules or Regulations, and complies with the following:
 - (i) obtains all required federal, state and county licenses and approvals, and provides a copy of all such approvals to the Condominium's Board of Directors.
 - (ii) obtains and uses Montgomery County standard lease form for condominium and the lease addendum adopted by the Board of Directors.

Such standard lease addendum shall require the lessee and all other occupants of the leased unit to:

- comply with and be subject to the Declaration, Bylaws, Rules and Regulations, and all applicable state and county laws, ordinances, and regulations;
- provide that failure to comply constitutes a default under the lease;
- provide that the Board of Directors has the power to terminate the lease or bring summary proceedings to evict the tenant in the name of the lessor thereunder after forth-five (45) days prior written notice to the unit owner, in the event of a default by the lessee in the performance of the lease.
- provide that the Landlords are held accountable for lessee infractions.

(iii) Each owner of a condominium unit shall, promptly following the execution of any lease of a condominium unit, forward a conformed copy thereof to the Condominium's Board of Directors.

- (g) No unit shall be used or occupied for transient or hotel purposes or in any leased event for an initial period of less than (1) one year. No portion of any residential unit (other than the entire unit) shall be leased for any period.
- (h) The provisions of this section, except the restriction against use or occupancy for hotel or transient purposes, shall not apply to a Mortgagee in possession of a unit as a result of a foreclosure, judicial sale, or a proceedings in lieu of foreclosure.
- (i) Anyone who occupies the unit must be provided with a copy of or access to the Declaration, Bylaws, Rules and Regulations and must acknowledge in writing that they have received or reviewed them.
- (j) Occupants of a unit must meet all age restrictions under the Unit Owners Association's governing documents.
- (k) Violations of the lease restrictions contained in this provision, or any other lease restrictions contained in the Condominium's Bylaws, will be enforced pursuant to the procedures set forth in Section 11-113, Real Property Annotated Code of Maryland, of the Maryland Condominium Act, as it may be amended from time to time. The Condominium may bring an appropriate action in a court or before an administrative body to enforce the lease restrictions contained in this provision or elsewhere in these Bylaws.

If a unit owner is found to have violated a Bylaw provision, the Condominium may pursue any one or a combination of the following remedies:

- a. Fines which may be collected as assessments and recorded as liens upon the land records, notwithstanding whether Maryland law permits foreclosure of those liens. The Board of Directors may assess a fine up to \$25.00 per day for each day a violation continues until the violation is abated. The fines shall be limited to a maximum of fifty percent (50%) of the annual condominium fee for the unit per calendar year. If the violation is not abated, the fines shall begin again, up to the maximum, for each succeeding calendar year until the violation is abated.
- b. An action to evict the tenants from the subject unit as provided in the required leasing provisions mandated elsewhere in these Bylaws. The Condominium shall have the right and the standing to bring an appropriate action before the

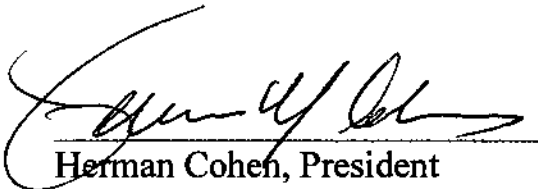
Courts of Maryland or before any appropriate administrative body to evict the tenants from the unit.

- c. Injunctive relief against the owner and/or the tenants.
- d. Any other legal or administrative remedy which may be available.

CERTIFICATE OF AMENDMENT OF BYLAWS
OF
FAIRWAYS SOUTH AT LEISURE WORLD, A CONDOMINIUM

This is to certify that the Bylaws of Fairways South at Leisure World, A Condominium Unit Owners Association, (Mutual 17A) referred to that Declaration made by Rossmoor-IDI, Inc., recorded among the Land Records of Montgomery County, Maryland, in Liber 8838 at Folio 811, et.seq., (said Bylaws being attached to Declaration add "Exhibit B") were duly amended by a Mail Ballot of the membership of said Corporation on October 3, 2019; that said amendment was duly adopted by said Mail Ballot in accordance with all requirements for adoption of an amendment to said Bylaw; that the notice of Mail Ballot attached hereto as "Exhibit I" is a true and complete copy of the amendment so adopted; and that attached hereto as "Exhibit II" is a certificate of the persons appointed to count votes for the Mail Ballot of the Council of Unit Owners' that the amendment was approved by unit owners having the percentage of votes required by the Bylaws.

In witness whereof we hereunto set our hands and seals this 8th day of October 2019.



Herman Cohen, President
Fairways South at Leisure World (Mutual 17A)

ATTEST:



Susan Eisenhour, Association Secretary
Fairways South at Leisure World (Mutual 17A)

I.D. No. _____

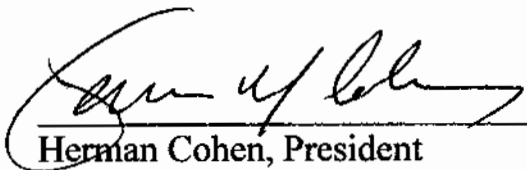
Return to:
Cathy Seger, Property Manager
Association Office
3330 N Leisure World Blvd., Silver Spring, Maryland 20906

EXHIBIT I
REPORT OF THE MAIL BALLOT
OF OCTOBER 3, 2019
OF THE MEMBERSHIP OF
FAIRWAYS SOUTH AT LEISURE WORLD
A CONDOMINIUM


OCTOBER 8, 2018

WHEREAS, it has been determined that it is desirable to amend the Bylaws of the Fairways South at Leisure World, A Condominium, after the membership cast ballots regarding the proposed amendment, it was passed by 77.9953% of the membership. See attached amendment.

THIS IS TO CERTIFY that the foregoing amendment to the Bylaws was adopted by the membership of Fairways South at Leisure World, A Condominium (Mutual 17A) on October 3, 2019 and that the attached is a true copy of the new Bylaw so adopted.


Herman Cohen, President

ATTEST:


Susan Eisenhour, Secretary

PARCEL IDENTIFICATION NUMBERS (PINS)			
Account	Street	Map	Parcel
13 02863897	3330 LEISURE WORLD N BLV	HS51	0
13 02837171	3330 LEISURE WORLD N BLV	HS41	0
13 02837444	3330 LEISURE WORLD N BLV	HS41	0
13 02864802	3330 LEISURE WORLD N BLV	HS51	0
13 02837205	3330 LEISURE WORLD N BLVD	HS41	0
13 02863944	3330 LEISURE WORLD N BLV	HS51	0
13 02864540	3330 LEISURE WORLD N BLV	HS51	0
13 02837615	3330 LEISURE WORLD N BLV	HS41	0
13 02864482	3330 LEISURE WORLD N BLV	HS51	0
13 02864152	3330 LEISURE WORLD N BLV	HS51	0
13 02837728	3330 LEISURE WORLD N BLV	HS41	0
13 02864391	3330 LEISURE WORLD N BLV	HS51	0
13 02864926	3330 LEISURE WORLD N BLV	HS51	0
13 02838517	3330 LEISURE WORLD N BLV	HS41	0
13 02863853	3330 LEISURE WORLD N BLV	HS51	0
13 02863933	3330 LEISURE WORLD N BLV	HS51	0
13 02864323	3330 LEISURE WORLD N BLV	HS51	0
13 02838483	3330 LEISURE WORLD N BLV	HS41	0
13 02838426	3330 LEISURE WORLD N BLV	HS41	0
13 02836974	3330 LEISURE WORLD N BLV	HS41	0
13 02837661	3330 LEISURE WORLD N BLV	HS41	0
13 02837238	3330 LEISURE WORLD N BLV	HS41	0
13 02864948	3330 LEISURE WORLD N BLV	HS51	0
13 02864380	3330 LEISURE WORLD N BLV	HS51	0
13 02838244	3330 LEISURE WORLD N BLV	HS41	0
13 02836963	3330 LEISURE WORLD N BLV	HS41	0
13 02837843	3330 LEISURE WORLD N BLV	HS41	0
13 02838437	3330 LEISURE WORLD N BLV	HS41	0
13 02864584	3330 LEISURE WORLD N BLV	HS51	0
13 02837502	3330 LEISURE WORLD N BLV	HS41	0
13 02864983	3330 LEISURE WORLD N BLV	HS51	0
13 02864072	3330 LEISURE WORLD N BLV	HS51	0
13 02837967	3330 LEISURE WORLD N BLV	HS41	0
13 02864631	3330 LEISURE WORLD N BLV	HS51	0
13 02838596	3330 LEISURE WORLD N BLV	HS41	0
13 02836928	3330 LEISURE WORLD N BLV	HS41	0
13 02864595	3330 LEISURE WORLD N BLV	HS51	0
13 02837433	3330 LEISURE WORLD N BLV	HS41	0
13 02837581	3330 LEISURE WORLD BLV	HS41	0
13 02863922	3330 LEISURE WORLD N BLV	HS51	0
13 02838324	3330 LEISURE WORLD N BLV	HS41	0
13 02838255	3330 LEISURE WORLD N BLV	HS41	0
13 02864505	3330 LEISURE WORLD N BLV	HS51	0
13 02837730	3330 LEISURE WORLD N BLV	HS41	0

13 02864562	3330 LEISURE WORLD N BLV	HS51	0
13 02864857	3330 LEISURE WORLD N BLV	HS51	0
13 02837887	3330 LEISURE WORLD N BLV	HS41	0
13 02838450	3330 LEISURE WORLD N BLV	HS41	0
13 02864243	3330 LEISURE WORLD N BLV	HS51	0
13 02838302	3330 LEISURE WORLD N BLV	HS41	0
13 02838290	3330 LEISURE WORLD N BLV	HS41	0
13 02864686	3330 LEISURE WORLD N BLV	HS51	0
13 02863990	3330 LEISURE WORLD N BLV	HS51	0
13 02837488	3330 LEISURE WORLD N BLV	HS41	0
13 02863820	3330 LEISURE WORLD N BLV	HS51	0
13 02864298	3330 LEISURE WORLD N BLV	HS51	0
13 02864458	3330 LEISURE WORLD N BLV	HS51	0
13 02837320	3330 LEISURE WORLD N BLV	HS41	0
13 02837386	3330 LEISURE WORLD N BLV	HS41	0
13 02838016	3330 LEISURE WORLD N BLV	HS41	0
13 02863795	3330 LEISURE WORLD N BLV	HS51	0
13 02864117	3330 LEISURE WORLD N BLV	HS51	0
13 02838528	3330 LEISURE WORLD N BLV	HS41	0
13 02864106	3330 LEISURE WORLD N BLV	HS51	0
13 02837067	3330 LEISURE WORLD N BLV	HS41	0
13 02863842	3330 LEISURE WORLD N BLVD	HS51	0
13 02864777	3330 LEISURE WORLD N BLV	HS51	0
13 02838197	3330 LEISURE WORLD N BLV	HS41	0
13 02864824	3330 LEISURE WORLD N BLV	HS51	0
13 02864618	3330 LEISURE WORLD N BLV	HS51	0
13 02864846	3330 LEISURE WORLD N BLV	HS51	0
13 02838381	3330 LEISURE WORLD N BLV	HS41	0
13 02837991	3330 LEISURE WORLD N BLV	HS41	0
13 02864950	3330 LEISURE WORLD N BLV	HS51	0
13 02864141	3330 LEISURE WORLD N BLV	HS51	0
13 02864642	3330 LEISURE WORLD N BLV	HS51	0
13 02838153	3330 LEISURE WORLD N BLV	HS41	0
13 02838335	3330 LEISURE WORLD N BLV	HS41	0
13 02864378	3330 LEISURE WORLD N BLV	HS51	0
13 02837400	3330 LEISURE WORLD N BLV	HS41	0
13 02864573	3330 LEISURE WORLD N BLV	HS51	0
13 02837626	3330 LEISURE WORLD N BLV	HS41	0
13 02864551	3330 LEISURE WORLD N BLV	HS51	0
13 02837557	3330 LEISURE WORLD N BLV	HS41	0
13 02837683	3330 LEISURE WORLD N BLV	HS41	0
13 02838392	3330 LEISURE WORLD N BLV	HS41	0
13 02863886	3330 LEISURE WORLD N BLV	HS51	0
13 02837956	3330 LEISURE WORLD N BLV	HS41	0
13 02864301	3330 LEISURE WORLD N BLV	HS51	0
13 02837056	3330 LEISURE WORLD N BLV	HS41	0
13 02863807	3330 LEISURE WORLD N BLV	HS51	0

13 02864345	3330 LEISURE WORLD N BLV	HS51	0
13 02837353	3330 LEISURE WORLD N BLV	HS41	0
13 02838233	3330 LEISURE WORLD N BLV	HS41	0
13 02864265	3330 LEISURE WORLD N BLV	HS51	0
13 02837706	3330 LEISURE WORLD N BLV	HS41	0
13 02864675	3330 LEISURE WORLD N BLV	HS51	0
13 02865043	3330 LEISURE WORLD N BLV	HS51	0
13 02863900	3330 LEISURE WORLD N BLV	HS51	0
13 02837934	3330 LEISURE WORLD N BLV	HS41	0
13 02864174	3330 LEISURE WORLD N BLV	HS51	0
13 02838506	3330 LEISURE WORLD N BLV	HS41	0
13 02837045	3330 LEISURE WORLD N BLV	HS41	0
13 02864196	3330 LEISURE WORLD N BLV	HS51	0
13 02838346	3330 LEISURE WORLD N BLV	HS41	0
13 02864664	3330 LEISURE WORLD N BLV	HS51	0
13 02838530	3330 LEISURE WORLD N BLV	HS41	0
13 02837023	3330 LEISURE WORLD N BLV	HS41	0
13 02837978	3330 LEISURE WORLD N BLV	HS41	0
13 02836952	3330 LEISURE WORLD N BLV	HS41	0
13 02837717	3330 LEISURE WORLD N BLV	HS41	0
13 02837273	3330 LEISURE WORLD N BLV	HS41	0
13 02837411	3330 LEISURE WORLD N BLV	HS41	0
13 02863818	3330 LEISURE WORLD N BLV	HS51	0
13 02837876	3330 LEISURE WORLD N BLV	HS41	0
13 02864870	3330 LEISURE WORLD N BLV	HS51	0
13 02865032	3330 LEISURE WORLD N BLV	HS51	0
13 02838574	3330 LEISURE WORLD N BLV	HS41	0
13 02838404	3330 LEISURE WORLD N BLV	HS41	0
13 02864083	3330 LEISURE WORLD N BLV	HS51	0
13 02838277	3330 LEISURE WORLD N BLV	HS41	0
13 02864471	3330 LEISURE WORLD N BLV	HS51	0
13 02838585	3330 LEISURE WORLD N BLV	HS41	0
13 02837466	3330 LEISURE WORLD N BLV	HS41	0
13 02864766	3330 LEISURE WORLD N BLV	HS51	0
13 02838211	3330 LEISURE WORLD N BLV	HS41	0
13 02837455	3330 LEISURE WORLD N BLV	HS41	0
13 02837012	3330 LEISURE WORLD N BLV	HS41	0
13 02864733	3330 LEISURE WORLD N BLV	HS51	0
13 02838038	3330 LEISURE WORLD N BLV	HS41	0
13 02836930	3330 LEISURE WORLD N BLV	HS41	0
13 02864904	3330 LEISURE WORLD N BLV	HS51	0
13 02864697	3330 LEISURE WORLD N BLV	HS51	0
13 02837103	3330 LEISURE WORLD N BLV	HS41	0
13 02837763	3330 LEISURE WORLD N BLV	HS41	0
13 02838027	3330 LEISURE WORLD N BLV	HS41	0
13 02864163	3330 LEISURE WORLD N BLV	HS51	0
13 02837284	3330 LEISURE WORLD N BLV	HS41	0

13 02863875	3330 LEISURE WORLD N BLV	HS51	0
13 02836996	3330 LEISURE WORLD N BLV	HS41	0
13 02838142	3330 LEISURE WORLD N BLV	HS41	0
13 02864276	3330 LEISURE WORLD N BLV	HS51	0
13 02838222	3330 LEISURE WORLD N BLV	HS41	0
13 02864813	3330 LEISURE WORLD N BLV	HS51	0
13 02837034	3330 LEISURE WORLD N BLV	HS41	0
13 02837375	3330 LEISURE WORLD N BLV	HS41	0
13 02838131	3330 LEISURE WORLD N BLV	HS41	0
13 02837810	3330 LEISURE WORLD N BLV	HS41	0
13 02864015	3330 LEISURE WORLD N BLV	HS51	0
13 02837637	3330 LEISURE WORLD N BLV	HS41	0
13 02864493	3330 LEISURE WORLD N BLV	HS51	0
13 02864208	3330 LEISURE WORLD N BLV	HS51	0
13 02864312	3330 LEISURE WORLD N BLV	HS51	0
13 02864790	3330 LEISURE WORLD N BLV	HS51	0
13 02838095	3330 LEISURE WORLD N BLV	HS41	0
13 02837342	3330 LEISURE WORLD N BLV	HS41	0
13 02864094	3330 LEISURE WORLD N BLV	HS51	0
13 02837160	3330 LEISURE WORLD N BLV	HS41	0
13 02863966	3330 LEISURE WORLD N BLV	HS51	0
13 02864130	3330 LEISURE WORLD N BLV	HS51	0
13 02837785	3330 LEISURE WORLD N BLV	HS41	0
13 02838175	3330 LEISURE WORLD N BLV	HS41	0
13 02838120	3330 LEISURE WORLD N BLV	HS41	0
13 02864527	3330 LEISURE WORLD N BLV	HS51	0
13 02838313	3330 LEISURE WORLD N BLV	HS41	0
13 02837821	3330 LEISURE WORLD N BLV	HS41	0
13 02864210	3330 LEISURE WORLD N BLV	HS51	0
13 02865008	3330 LEISURE WORLD N BLV	HS51	0
13 02837912	3330 LEISURE WORLD N BLV	HS41	0
13 02837901	3330 LEISURE WORLD N BLV	HS41	0
13 02837865	3330 LEISURE WORLD N BLV	HS41	0
13 02864711	3330 LEISURE WORLD N BLV	HS51	0
13 02863864	3330 LEISURE WORLD N BLV	HS51	0
13 02864961	3330 LEISURE WORLD N BLV	HS51	0
13 02837227	3330 LEISURE WORLD N BLV	HS41	0
13 02864835	3330 LEISURE WORLD N BLV	HS51	0
13 02837524	3330 LEISURE WORLD N BLVD	HS41	0
13 02838368	3330 LEISURE WORLD N BLV	HS41	0
13 02837091	3330 LEISURE WORLD N BLVD	HS41	0
13 02837078	3330 LEISURE WORLD N BLV	HS41	0
13 02863773	3330 LEISURE WORLD N BLV	HS51	0
13 02837262	3330 LEISURE WORLD N BLV	HS41	0
13 02864048	3330 LEISURE WORLD N BLV	HS51	0
13 02863762	3330 LEISURE WORLD N BLV	HS51	0
13 02838084	3330 LEISURE WORLD N BLV	HS41	0

13 02837240	3330 LEISURE WORLD N BLV	HS41	0
13 02837570	3330 LEISURE WORLD N BLV	HS41	0
13 02837147	3330 LEISURE WORLD N BLV	HS41	0
13 02837945	3330 LEISURE WORLD N BLV	HS41	0
13 02837251	3330 LEISURE WORLD N BLV	HS41	0
13 02837158	3330 LEISURE WORLD N BLV	HS41	0
13 02837854	3330 LEISURE WORLD N BLV	HS41	0
13 02863955	3330 LEISURE WORLD N BLV	HS51	0
13 02864460	3330 LEISURE WORLD N BLV	HS51	
13 02837216	3330 LEISURE WORLD N BLV	HS41	0
13 02838563	3330 LEISURE WORLD N BLV	HS41	0
13 02837832	3330 LEISURE WORLD N BLV	HS41	0
13 02837080	3330 LEISURE WORLD N BLV	HS41	0
13 02864287	3330 LEISURE WORLD N BLV	HS51	0
13 02864607	3330 LEISURE WORLD N BLV	HS51	0
13 02838461	3330 LEISURE WORLD N BLV	HS41	0
13 02864788	3330 LEISURE WORLD N BLV	HS51	0
13 02838062	3330 LEISURE WORLD N BLV	HS41	0
13 02864436	3330 LEISURE WORLD N BLV	HS51	0
13 02837923	3330 LEISURE WORLD N BLV	HS41	0
13 02864403	3330 LEISURE WORLD N BLV	HS51	0
13 02864653	3330 LEISURE WORLD N BLV	HS51	0
13 02864538	3330 LEISURE WORLD N BLV	HS51	0
13 02838552	3330 LEISURE WORLD N BLV	HS41	0
13 02864254	3330 LEISURE WORLD N BLV	HS51	0
13 02864755	3330 LEISURE WORLD N BLV	HS51	0
13 02838186	3330 LEISURE WORLD N BLV	HS41	0
13 02864061	3330 LEISURE WORLD N BLV	HS51	0
13 02864221	3330 LEISURE WORLD N BLV	HS51	0
13 02838472	3330 LEISURE WORLD N BLV	HS41	0
13 02838608	3330 LEISURE WORLD N BLV	HS41	0
13 02837422	3330 LEISURE WORLD N BLV	HS41	0
13 02837694	3330 LEISURE WORLD N BLV	HS41	0
13 02838370	3330 LEISURE WORLD N BLV	HS41	0
13 02837490	3330 LEISURE WORLD N BLV	HS41	0
13 02864620	3330 LEISURE WORLD N BLV	HS51	0
13 02838005	3330 LEISURE WORLD N BLV	HS41	0
13 02863751	3330 LEISURE WORLD N BLV	HS51	0
13 02864937	3330 LEISURE WORLD N BLV	HS51	0
13 02864915	3330 LEISURE WORLD N BLV	HS51	0
13 02838448	3330 LEISURE WORLD N BLV	HS41	0
13 02864037	3330 LEISURE WORLD N BLV	HS51	0
13 02863784	3330 LEISURE WORLD N BLV	HS51	0
13 02837397	3330 LEISURE WORLD N BLV	HS41	0
13 02837513	3330 LEISURE WORLD N BLVD	HS41	0
13 02838164	3330 LEISURE WORLD N BLV	HS41	0
13 02837136	3330 LEISURE WORLD N BLV	HS41	0

13 02864972	3330 LEISURE WORLD N BLV	HS51	0
13 02838541	3330 LEISURE WORLD N BLV	HS41	0
13 02837808	3330 LEISURE WORLD N BLV	HS41	0
13 02865021	3330 LEISURE WORLD N BLV	HS51	0
13 02864334	3330 LEISURE WORLD N BLV	HS51	0
13 02864994	3330 LEISURE WORLD N BLV	HS51	0
13 02838415	3330 LEISURE WORLD N BLV	HS41	0
13 02864425	3330 LEISURE WORLD N BLV	HS51	0
13 02836941	3330 LEISURE WORLD N BLV	HS41	0
13 02837295	3330 LEISURE WORLD N BLV	HS41	0
13 02837568	3330 LEISURE WORLD N BLV	HS41	0
13 02837741	3330 LEISURE WORLD N BLV	HS41	0
13 02837752	3330 LEISURE WORLD N BLV	HS41	0
13 02838266	3330 LEISURE WORLD N BLV	HS41	0
13 02838040	3330 LEISURE WORLD N BLV	HS41	0
13 02864026	3330 LEISURE WORLD N BLV	HS51	0
13 02837318	3330 LEISURE WORLD N BLV	HS41	0
13 02864367	3330 LEISURE WORLD N BLV	HS51	0
13 02863831	3330 LEISURE WORLD N BLV	HS51	0
13 02864232	3330 LEISURE WORLD N BLV	HS51	0
13 02838118	3330 LEISURE WORLD N BLV	HS41	0
13 02838073	3330 LEISURE WORLD N BLV	HS41	0
13 02864868	3330 LEISURE WORLD N BLV	HS51	0
13 02838051	3330 LEISURE WORLD N BLV	HS41	0
13 02837648	3330 LEISURE WORLD N BLV	HS41	0
13 02864722	3330 LEISURE WORLD N BLV	HS51	0
13 02837604	3330 LEISURE WORLD N BLV	HS41	0
13 02864881	3330 LEISURE WORLD N BLV	HS51	0
13 02865010	3330 LEISURE WORLD N BLV	HS51	0
13 02863911	3330 LEISURE WORLD N BLV	HS51	0
13 02838494	3330 LEISURE WORLD N BLV	HS41	0
13 02838610	3330 LEISURE WORLD N BLV	HS41	0
13 02838107	3330 LEISURE WORLD N BLV	HS41	0
13 02864185	3330 LEISURE WORLD N BLV	HS51	0
13 02864700	3330 LEISURE WORLD N BLV	HS51	0
13 02837114	3330 LEISURE WORLD BLV	HS41	0
13 02837672	3330 LEISURE WORLD N BLV	HS41	0
13 02837980	3330 LEISURE WORLD N BLV	HS41	0
13 02837182	3330 LEISURE WORLD N BLV	HS41	0
13 02864892	3330 LEISURE WORLD N BLV	HS51	0
13 02837546	3330 LEISURE WORLD N BLV	HS41	0
13 02864414	3330 LEISURE WORLD N BLV	HS51	0
13 02837650	3330 LEISURE WORLD N BLV	HS41	0
13 02837796	3330 LEISURE WORLD N BLV	HS41	0
13 02864128	3330 LEISURE WORLD N BLV	HS51	0
13 02837774	3330 LEISURE WORLD N BLV	HS41	0
13 02864356	3330 LEISURE WORLD N BLV	HS51	0

13 02838357	3330 LEISURE WORLD N BLV	HS41	0
13 02837535	3330 LEISURE WORLD N BLV	HS41	0
13 02837477	3330 LEISURE WORLD N BLV	HS41	0
13 02863988	3330 LEISURE WORLD N BLV	HS51	0
13 02863977	3330 LEISURE WORLD N BLV	HS51	0
13 02838288	3330 LEISURE WORLD N BLV	HS41	0
13 02837331	3330 LEISURE WORLD N BLV	HS41	0
13 02864050	3330 LEISURE WORLD N BLV	HS51	0
13 02837193	3330 LEISURE WORLD N BLV	HS41	0
13 02864447	3330 LEISURE WORLD N BLV	HS51	0
13 02837307	3330 LEISURE WORLD N BLV	HS41	0
13 02837592	3330 LEISURE WORLD N BLV	HS41	0
13 02837364	3330 LEISURE WORLD N BLV	HS41	0
13 02837125	3330 LEISURE WORLD N BLV	HS41	0
13 02837898	3330 LEISURE WORLD BLV	HS41	0
13 02838200	3330 LEISURE WORLD N BLV	HS41	0
13 02836985	3330 LEISURE WORLD N BLV	HS41	0
13 02864744	3330 LEISURE WORLD N BLV	HS51	0
13 02837001	3330 LEISURE WORLD N BLV	HS41	0
13 02864004	3330 LEISURE WORLD N BLV	HS51	0

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)

Space Reserved for Grant/Coast Clerk Recording Validation

1	Type(s) of Instruments	<input type="checkbox"/> (Check Box if addendum Intake Form is Attached)						
		<input type="checkbox"/> Deed	<input type="checkbox"/> Mortgage	<input type="checkbox"/> Other Am Bylaws	<input type="checkbox"/> Other			
		<input type="checkbox"/> Deed of Trust	<input type="checkbox"/> Lease					
2	Conveyance Type Check Box	<input type="checkbox"/> Improved Sale Arms-Length [1]	<input type="checkbox"/> Unimproved Sale Arms-Length [2]	<input type="checkbox"/> Multiple Accounts Arms-Length [3]	<input type="checkbox"/> Not an Arms-Length Sale [9]			
3	Tax Exemptions (if applicable)	<input type="checkbox"/> Recordation Amendment to Bylaws. Document not subject to recordation/transfer taxes.						
	Cite or Explain Authority	<input type="checkbox"/> State Transfer						
		<input type="checkbox"/> County Transfer						
4	Consideration and Tax Calculations	Consideration Amount			Finance Office Use Only			
					Transfer and Recordation Tax Consideration			
		Purchase Price/Consideration	\$		Transfer Tax Consideration	\$		
		Any New Mortgage	\$		X () % =	\$		
		Balance of Existing Mortgage	\$		Less Exemption Amount	\$		
		Other:	\$		Total Transfer Tax	\$		
	Other:	\$		Recordation Tax Consideration	\$			
	Full Cash Value	\$		X () per \$500 =	\$			
				TOTAL DUE	\$			
5	Fees	Amount of Fees		Doc. 1	Doc. 2	Agent		
		Recording Charge	\$ 75.00	\$				
		Surcharge	\$ 40.00	\$				
		State Recordation Tax	\$	\$		Tax Bill		
		State Transfer Tax	\$	\$				
		County Transfer Tax	\$	\$		C.B. Credit		
		Other	\$	\$				
		Other	\$	\$		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).	District	Property Tax ID No. (1)	Grantor Liber/Folio	Map	Parcel No.	Var. LOG	
			See Document					(5)
			Subdivision Name	Lot (3a)	Block (3b)	Sec/AR (3c)	Plat Ref.	SqFt/Acreage (4)
			Fairways South at Leisure World					
			Location/Address of Property Being Conveyed (2)					
			Other Property Identifiers (if applicable)					
			Water Meter Account No.					
			Residential <input checked="" type="checkbox"/> or Non-Residential	Fee Simple or Ground Rent	Amount:			
			Partial Conveyance? Yes <input checked="" type="checkbox"/> No	Description/Am't of SqFt/Acreage Transferred				
			If Partial Conveyance, List Improvements Conveyed:					
7	Transferred From	Doc. 1 – Grantor(s) Name(s)			Doc. 2 – Grantor(s) Name(s)			
		Unit Owners Association of Fairways South at Leisure World, A Condominium						
		Doc. 1 – Owner(s) of Record, if Different from Grantor(s)			Doc. 2 – Owner(s) of Record, if Different from Grantor(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				<input checked="" type="checkbox"/> Return to Contact Person		
		Name	Judith A. Hill, Paralegal			<input type="checkbox"/> Hold for Pickup		
		Firm	Lerch, Early & Brewer, Chartered			<input type="checkbox"/> Return Address Provided		
		Address	7600 Wisconsin Avenue, Suite 700 Bethesda, Maryland 20814 Phone: (301) 986-1300					
11	Assessment Information	IMPORTANT: BOTH THE ORIGINAL DEED AND A PHOTOCOPY MUST ACCOMPANY EACH TRANSFER						
		<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	Will the property being conveyed be the grantee's principal residence?					
		<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	Does transfer include personal property? If yes, identify					
		<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	Was property surveyed? If yes, attach copy of survey (if recorded, no copy required).					
		Assessment Use Only – Do Not Write Below This Line						
		Terminal Verification	Agricultural Verification	Whole	Part	Tran. Process Verification		
		Transfer Number	Date Received:	Deed Reference:		Assigned Property No.:		
		Year	20	20	Geo.	Map	Sub	
		Land			Zoning	Grid	Plat	
		Buildings			Use	Parcel	Section	
		Total			Town Cd.	Ex. St.	Ex. Cd.	
		REMARKS:						

Space Reserved for County Validation

LR - Agreement
Recording Fee 75.00
Name: FAIRWAYS SOUTH
AT LEISURE WORLD
Ref:
LR - Agreement
Surcharge 40.00
=====
SubTotal: 115.00
=====
Total: 115.00
02/06/2020 01:01
CC15-CA
#13356099 CC0002 -
Montgomery
County/CC06.02.06 -
Register 06



DOCUMENT VALIDATION PAGE
FOR CLERK'S USE ONLY
(EXCLUDED FROM PAGE COUNT FOR CERTIFIED COPY)

BARBARA H. MEIKLEJOHN
Clerk of the Circuit Court for Montgomery County
50 Maryland Avenue
Rockville, Maryland 20850
Recording and Licensing
(240) 777-9470