

Amendment No. 2009- 1  
an Amendment to Article XII, Section I, No.6  
Lot Owners Association

BE IT ORDAINED by the Board of the Kellart Lake Lot Owners Association of the County of Iroquois and State of Illinois that Article XII, Section I, No. 6 "Sewage Disposal" shall be and is amended to read as follows:

WHEREAS, it is believed that it is necessary to amend Article XII, Section I, No. 6 "Sewage Disposal" as amended of the by-Laws of Kellart Lake Lot Owners Association as amended August 31,2005.

NOW THEREFORE, be it ordained by the President and Board of Directors of the Kellart Lake Lot Owners Association, Iroquois County, Illinois, as follows:

1. Article XII, Section I, No.6, currently states: "Lot owner shall take all steps necessary to properly treat and dispose of all sewage from his lot in such healthful, sanitary manner as will meet the approval of the Board of Directors and State and local health authorities, but should a sewage system for the subdivision be constructed, each owner of a dwelling then or thereafter constructed shall connect such dwelling therewith."
2. Article XII, Section I, No.6 shall be amended to state: "Lot owner shall take all steps necessary to properly treat and dispose of all sewage from his lot in such healthful, sanitary manner as will meet the approval of the Board of Directors and State and local health authorities, but should a sewage system for the subdivision be constructed, each owner of a dwelling then or thereafter constructed shall connect such dwelling therewith. No sewer, septic system or other treated water is to be drained into the lake at any time."

3. That this Amendment to Article XII, Section I, No.6, amending Article XII, Section I, NO.6 is in the best interest of the members of the Kellart Lake Lot Owners' Association and the recommendation of the Board of Directors is hereby adopted and approved.
4. That all amendments and parts of amendments of said Lot Owners Association, insofar as they conflict with the provisions of this amendment, be and the same are hereby amended, but otherwise to remain in full force and effect.
5. This Amendment shall take effect ten days after passage and publication in pamphlet form under the authority of the Board of Directors of the Kellart Lake Lot Owners Association, Iroquois County, Illinois, as provided by law.

Amendment No. 2009- 2  
an Amendment to Article XII, Section I, No.8  
Lot Owners Association

BE IT ORDAINED by the Board of the Kellart Lake Lot Owners Association of the County of Iroquois and State of Illinois that Article XII, Section I, No.8 "Lot Owners Association" shall be and is amended to read as follows:

WHEREAS, it is believed that it is necessary to amend Article XII, Section I, No. 8 "Lot Owners Association" as amended of the by-Laws of Kellart Lake Lot Owners Association as amended August 31, 2005.

NOW THEREFORE, be it ordained by the President and Board of Directors of the Kellart Lake Lot Owners Association, Iroquois County, Illinois, as follows:

1. Article XII, Section I, No. 8 currently states: "A lot or residence owner, upon becoming such, shall automatically become a Covenant Member of an association now in existence and known as "Kellart Lake Lot Owners' Association", and shall maintain such membership in said association, observing and abiding by all rules adopted by said association, and pay any and all membership dues and assessments levied by said association." For the purposes of lake and ground maintenance and the expenses of the association as approved by the Board of Directors, each lot or residence owner, for each lot and except for the association, is hereby assessed the sum of \$50 per year for each lot while the same is a vacant lot or while a dwelling is being constructed thereon. Upon issuance of an Iroquois County Occupancy Permit, or full or part time occupancy of a dwelling upon a lot the aforesaid assessment is hereby increased to \$100 per year, and the Board of Directors reserves the right to increase said assessment by no more than ten dollars (\$10) per year if such

assessments are inadequate to pay expenses of the association, exclusive of the Lake Water Quality Maintenance Fund assessment. Once such assessment is made by the association, said assessment shall be a lien upon such lot assessed until such assessment is paid in full. Said assessments shall be billed on April 1 of each year and cover the period of April 1 of the year billed through March 31 of the following year. If said assessments are not paid by April 30 of the billing year, said costs will become a lien against said lot or lots and will accrue interest at the rate of one and one half percent (1.5%) per month on the unpaid balance until paid in full."

2. Article XII, Section I, NO.8 shall be amended to state: "A lot or residence owner, upon becoming such, shall automatically become a Covenant Member of an association now in existence and known as "Kellart Lake Lot Owners' Association", and shall maintain such membership in said association, observing and abiding by all rules adopted by said association, and pay any and all membership dues and assessments levied by said association." For the purposes of lake and ground maintenance and the expenses of the association as approved by the Board of Directors, each lot or residence owner, for each lot and except for the association, is hereby assessed the sum of \$50 per year for each lot while the same is a *vacant* lot or while a dwelling is being constructed thereon. Upon issuance of an Iroquois County Occupancy Permit or full or part time occupancy of a dwelling upon a lot the aforesaid assessment is hereby increased to \$100 per year, and the Board of Directors reserves the right to increase said assessment if such assessments are inadequate to pay expenses.

of the association, exclusive of the Lake Water Quality Maintenance Fund assessment. Once such assessment is made by the association, said assessment shall be a lien upon such lot assessed until such assessment is paid in full. Said assessments shall be billed on April 1 of each year and cover the period of April 1 of the year billed through March 31 of the following year. If said assessments are not paid by April 30 of the billing year, said costs will become a lien against said lot or lots and will accrue interest at the rate of one and one half percent (1.5%) per month on the unpaid balance until paid in full."

3. That this Amendment to Article XII, Section I, No.8, amending Article XII, Section I, No.8, is in the best interest of the members of the Kellart Lake Lot Owners' Association and the recommendation of the Board of Directors is hereby adopted and approved.
4. That all amendments and parts of amendments of said Lot Owners Association, insofar as they conflict with the provisions of this amendment, be and the same are hereby amended, but otherwise to remain in full force and effect. This Amendment shall take effect ten days after passage and publication In pamphlet form under the authority of the Board of Directors of the Kellart Lake Lot Owners Association, Iroquois County, Illinois, as provided by law.
4. That. all amendments and parts of amendments of said Lot Owners Association, insofar as they conflict with the provisions of this amendment, be and the same are hereby amended, but otherwise to remain in full force and effect.
5. This Amendment shall take effect ten days after passage and publication In pamphlet form under the authority of the Board of Directors of the Kellart Lake Lot Owners Association, Iroquois County, Illinois, as provided by law.

Amendment No. 2009- 3  
an Amendment to Article XII, Section I, No. 17  
Lot Owners Association

BE IT ORDAINED by the Board of the Kellart Lake Lot Owners Association of the county of Iroquois and State of Illinois that Article XII, Section I, No. 17 "Lake Maintenance and Water Quality Fund" shall be and is amended to read as follows:

WHEREAS, it is believed that it is necessary to amend Article XII, Section I, No. 17 "Lake Maintenance and Water Quality Fund" as amended of the by-Laws of Kellart Lake Lot Owners Association as amended August 31,2005.

NOW THEREFORE, be it ordained by the President and Board of Directors of the Kellart Lake Lot Owners Association, Iroquois County, Illinois, as follows:

1. Article XII, Section I, No. 17, Sentence two currently states: "Each lot owner, for each lot, shall be assessed twenty-five dollars (\$25) per year beginning with the 1995 membership year for said fund."
- . 2. Article XII, Section I, No. 17, Sentence two shall be amended to state: "Each lot owner, for each lot, shall be assessed twenty-five dollars (\$25) per year beginning with the 1995 membership year for said fund and shall be increased \$10.00 per year, each year for the next succeeding years, through the 2014 assessment.
3. That this Amendment to Article XII, Section I, No. 17, 'Sentence two, amending Article XII, Section I, No. 17, Sentence two, is in the best interest of the members of the Kellart Lake Lot Owners' Association and the recommendation of the Board of Directors is hereby adopted and approved.

4. That all amendments and parts of amendments of said Lot Owners Association, insofar as they conflict with the provisions of this amendment, be and the same are hereby amended, but otherwise remain in full force and effect.
5. This Amendment shall take effect ten days after passage and publication in pamphlet form under the authority of the Board of Directors of the Kellart Lake Lot Owners Association, Iroquois County, Illinois as provided by law.