

**ACTION IN WRITING
OF THE
BOARD OF DIRECTORS
OF
SWITZER CANYON VILLAGE CONDOMINIUM ASSOCIATION**

The undersigned, being the sole member of the Board of Directors of Switzer Canyon Village Condominium Association, an Arizona nonprofit corporation (the “Corporation”) hereby adopts the following resolutions in writing and without a meeting pursuant to Section 10-3821, Arizona Revised Statutes, which resolutions shall have the same force and effect as if they were adopted by the Board at a duly called meeting of the Board:

RESOLVED, that the Bylaws in the form submitted to the Board of Directors are hereby adopted as the Bylaws of this Corporation.

RESOLVED FURTHER, that the President or the Treasurer be and is hereby authorized and directed to open an account at a bank authorized to do business in the State of Arizona, which bank is authorized to honor checks drawn against such account signed by the President or by the Treasurer so long as there is a balance in favor of the Corporation.

RESOLVED FURTHER, that the President or the Treasurer is hereby authorized and directed to open a reserve account at a bank authorized to do business in the State of Arizona which will be an interest bearing account, which bank is hereby authorized to honor withdrawal requests executed by the President or by the Treasurer so long as there is a balance in favor of the Corporation.

RESOLVED FURTHER, that the Treasurer be and is hereby authorized to pay all fees and expenses incident to and necessary for the organization of the Corporation.

RESOLVED FURTHER, that the Secretary procure the necessary books of account and corporate record books.

RESOLVED FURTHER, that the officers of the Corporation are hereby authorized and empowered to purchase or acquire any and all supplies and property, real, personal or mixed, and to execute all contracts or other instruments necessary for the Corporation, and to perform all acts necessary or incidental to the operation of the Corporation.

RESOLVED FURTHER, that the officers of the Corporation are authorized and directed to procure such property, fire, casualty and liability insurance as may be required by the Condominium Declaration for Switzer Canyon Village Condominium recorded in the official records of the County Recorder of Coconino County, Arizona, and such other insurance as the President of the Corporation deems it advisable for the Corporation to carry.

RESOLVED FURTHER, that the officers of the Corporation are hereby instructed to take whatever action they deem appropriate to provide for the collection of the assessments and the enforcement of the obligations of the members to pay the assessments.

RESOLVED FURTHER, that the Secretary of the Corporation determine the names and addresses of all present members of the Association and that said officer compile and at all times keep a current list thereof.

RESOLVED FURTHER, that a lien fee of \$100 shall be charged to each Owner of a Unit against which the Association records notice of claim of lien for delinquent assessments in accordance with the provisions of the Declaration.

RESOLVED FURTHER, that any assessment, or any installment of an assessment, which is not paid within fifteen (15) days after the assessment first became due shall bear interest at the rate of fifteen percent (15%) per annum from the due date until paid in full.

RESOLVED FURTHER, that a transfer fee of \$100.00 shall be charged to each person who purchases a Unit from a person other than the Declarant.

RESOLVED FURTHER, that a late charge of \$25.00 shall be charged to any Owner who fails to pay any Assessment or other amount owed to the Association within fifteen (15) days after the due date.

RESOLVED FURTHER, that a fee of \$150.00 shall be charged by the Association for the issuance of a resale statement pursuant to A.R.S. § 33-1260.

Effective Date: March 24, 2008.

Tom Brewster