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FOURTH AMENDMENT TO DECLARATION OF CONDOMINIUM FOR  
SARATOGA OFFICE CENTER, A CONDOMINIUM

THIS FOURTH AMENDMENT TO DECLARATION OF CONDOMINIUM ("Amendment") is made this 18<sup>th</sup> day of November, 1993, by Saratoga Office Center, A Condominium Owners' Association (the "Association").

Recitals:

The background to this Amendment is as follows:

A. Pursuant to a certain Declaration of Condominium dated June 15, 1988 and Declaration Plats and Plans, recorded June 16, 1988, in Dauphin County Record Book 1130, Page 20, and Plan Book P, Volume 4, Page 51, Saratoga Properties ("Declarant"), a Pennsylvania general partnership, created a flexible condominium known as Saratoga Office Center, A Condominium (the "Condominium"), located in Susquehanna Township, Dauphin County, Pennsylvania.

B. On August 31, 1988, the Declarant amended the Declaration of Condominium pursuant to a First Amendment to Declaration of Condominium recorded August 31, 1988 in Dauphin County Record Book 1167, Page 561. On June 6, 1990, the Association amended The Declaration of Condominium pursuant to a Second Amendment recorded June 6, 1988 in Dauphin County Record Book 1434, Page 191. On September 28, 1990, the Association amended the Declaration of Condominium pursuant to a Third Amendment recorded September 28, 1990 in Dauphin County Record Book 1482, Page 206. The Declaration of Condominium and Declaration Plans referred to in Paragraph A above and the First, Second and Third Amendments to Declaration of Condominium and amendments to the Declaration Plans referred to in this Paragraph B are hereinafter collectively referred to as the "Declaration."

C. The Declarant, as the title holder to Unit Numbers 210, 210A and 220, and their respective allocated Common Element Interests, has requested the Association's approval to subdivide and renumber said Units to four (4) separate Condominium Units pursuant to Article VI of the Declaration and Section 3215 of the Uniform Condominium Act of the Commonwealth of Pennsylvania, 68 P.S. Sections 3101-3414, (the "Act").

D. The Association has agreed to approve the said subdivision and renumbering in accordance with the provisions of this Amendment.

E. All capitalized terms used herein which are not defined herein shall have the meanings specified in Article II of the Declaration.

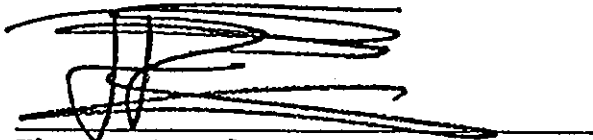
NOW, THEREFORE, pursuant to the provisions of Article VI of the Declaration and Section 3215 of the Act, the Association hereby amends the Declaration as follows:

1. Recitals. The Recitals set forth above are incorporated herein by reference as though fully set forth at lengths.
2. Subdivision. Units 210, 210A and 220 are hereby resubdivided and renumbered in accordance with the Second Floor Plan a reduced copy of which is attached hereto as Exhibit A-3 and incorporated herein by reference herein, thus creating four (4) separate Units from this day forward to be identified as Unit Nos. 200A 210, 240 and 220 & 230 as designated on Exhibit A-3. Sheets 4 of 10 and Amendment to Sheet 4 of 10 as set forth in Exhibit B to the original Declaration are hereby deleted in their entireties and Exhibit A-3 attached hereto is substituted therefore.
3. Voting. Units 210 and 240 shall each be entitled to one vote in the Association; Unit 220 & 230 shall have one vote in the Association; Unit 200A shall not have a vote in the Association.
4. Common Element Interests. Exhibit C of the Declaration, which sets forth the Percentage Common Interests for Units, is hereby amended in accordance with Exhibit B, attached hereto and incorporated by reference herein.
5. Ratification of Prior Acts. The Association, through its undersigned authorized officers, does hereby approve and ratify all prior amendments to the Declaration which would require the signature of an officer of the Association pursuant to the By-laws of the Association, as if such Amendment(s) were originally and properly executed by said officers of the Association.
6. Effective Date. This Amendment shall be effective at the time of recordation in the Recorder of Deeds Office of Dauphin County, Pennsylvania.
7. Headings. Paragraph headings in this Amendment are inserted for convenience of reference only and shall not be construed in interpreting this Amendment.

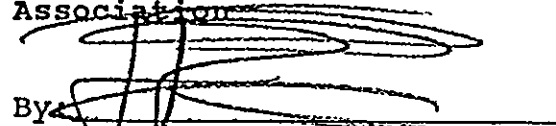
8. Full Force and Effect. Except as specifically modified herein, the Declaration remains in full force and effect in accordance with its terms.

IN WITNESS WHEREOF, the Association, by and through its undersigned authorized officers, has duly executed this Amendment as of the day and year first above written.

ATTEST:

  
Thomas J. Flynn, Secretary

Saratoga Office Center, A  
Condominium Owners'  
Association

  
By Thomas J. Flynn,  
President

JOINDER OF OWNER

Saratoga Properties, a Pennsylvania general partnership, joins in the execution of this Amendment in order to satisfy the requirements of Section 3215(b) of the Act.

IN WITNESS WHEREOF, Saratoga Properties has executed this Joinder this 18th day of November, 1993.

WITNESS:

Pamela J. Smeltzer

Laurel E. Star

Laurel E. Star

~~Saratoga Properties~~

By: [Signature]  
Thomas J. Flynn, General Partner

By: Alvin Firestone  
Alvin Firestone, General Partner

By: Richard M. Magill  
Richard M. Magill, General Partner

COMMONWEALTH OF PENNSYLVANIA:

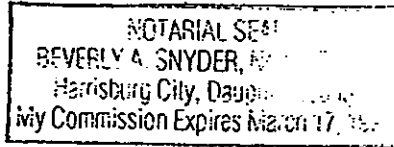
: SS:

COUNTY OF DAUPHIN :

On this the 18<sup>th</sup> day of November, 1993, before me, a Notary Public, the undersigned officer, personally appeared Thomas J. Flynn, Alvin Luster, and Richard M. McGill who acknowledged themselves to be the general partners of Saratoga Properties and that they, as such partners, being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing the name of the partnership themselves as partners, as the act and deed of the partnership.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

Beverly A. Snyder  
Notary Public  
My Commission Expires:  
(SEAL)



COMMONWEALTH OF PENNSYLVANIA:

COUNTY OF DAUPHIN

: SS:  
:

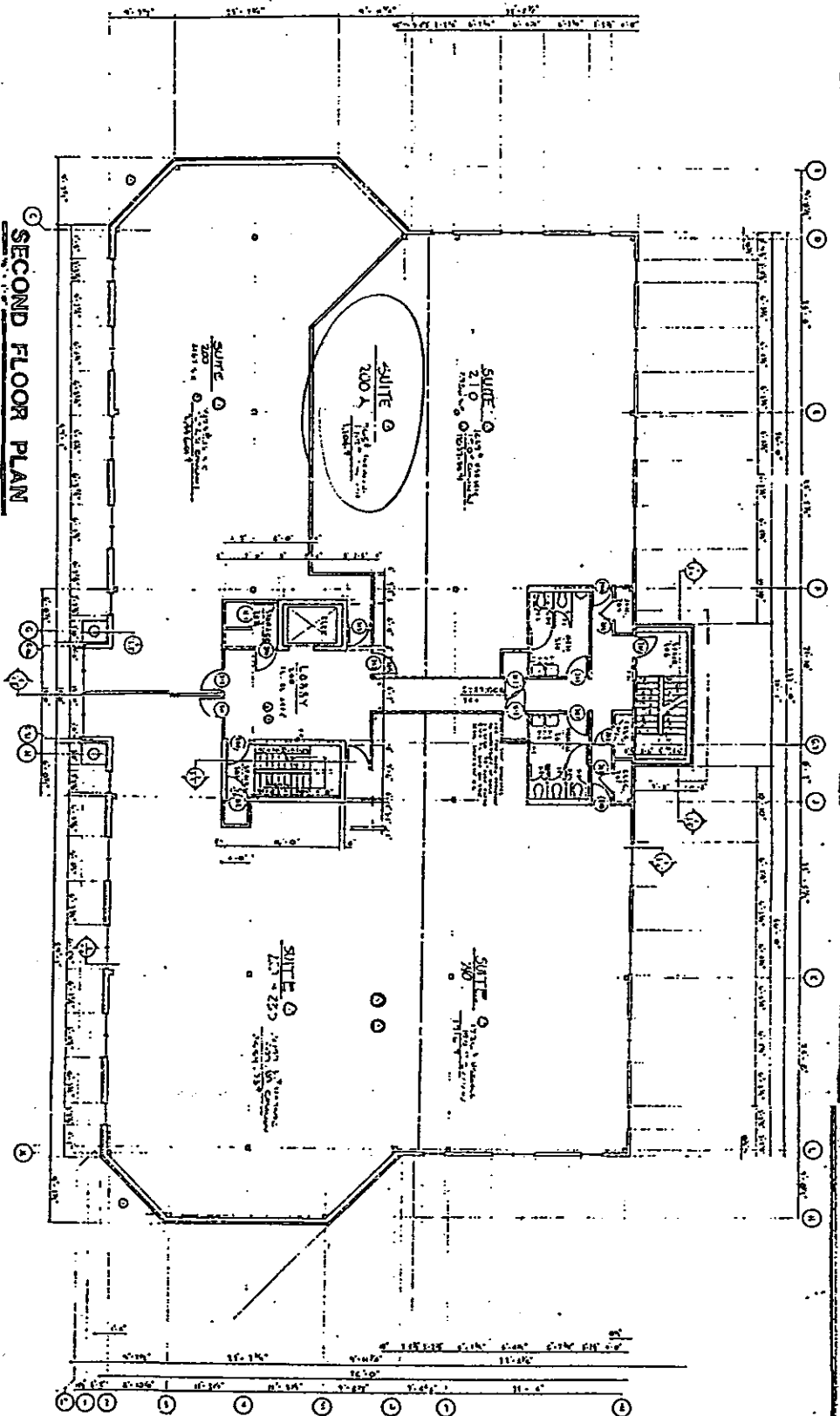
On this the 18<sup>th</sup> day of November, 1993,  
before me, a Notary Public, the undersigned officer, personally  
appeared Thomas J. Flynn, President of Saratoga Office Center, a  
Condominium Owners' Association, who acknowledged himself to be  
the President of Saratoga Office Center, A Condominium, Owners'  
Association, and that he, as such President, being authorized to  
do so, executed the foregoing instrument for the purposes therein  
contained.

IN WITNESS WHEREOF, I hereunto set my hand and official  
seal.

*Beverly A. Snyder*  
Notary Public  
My Commission Expires:

(SEAL)

NOTARIAL SEAL  
BEVERLY A. SNYDER, Notary Public  
Harrisburg City, Dauphin County  
My Commission Expires March 17, 1997



**SECOND FLOOR PLAN**

I hereby certify that the structural components and the mechanical systems of the building shown herein are substantially completed in accordance with the plans.

I, the undersigned, being a duly licensed Professional Engineer, do hereby certify that the above plan represents the actual construction of the building shown herein.



- 1. General Notes
- 2. Schedule of Work
- 3. Specifications
- 4. Contract Documents
- 5. Addendum
- 6. Change Order
- 7. Request for Information
- 8. Request for Proposal
- 9. Request for Quote
- 10. Request for Information
- 11. Request for Proposal
- 12. Request for Quote

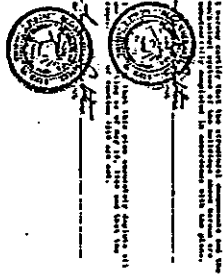
A-3

**Crabtree, Rohrbaugh & Associates**  
**Architects**  
 Suite 300 - 122 Market Street

**SARATOGA**  
 LINGLESTOWN RD.  
 HARRISBURG

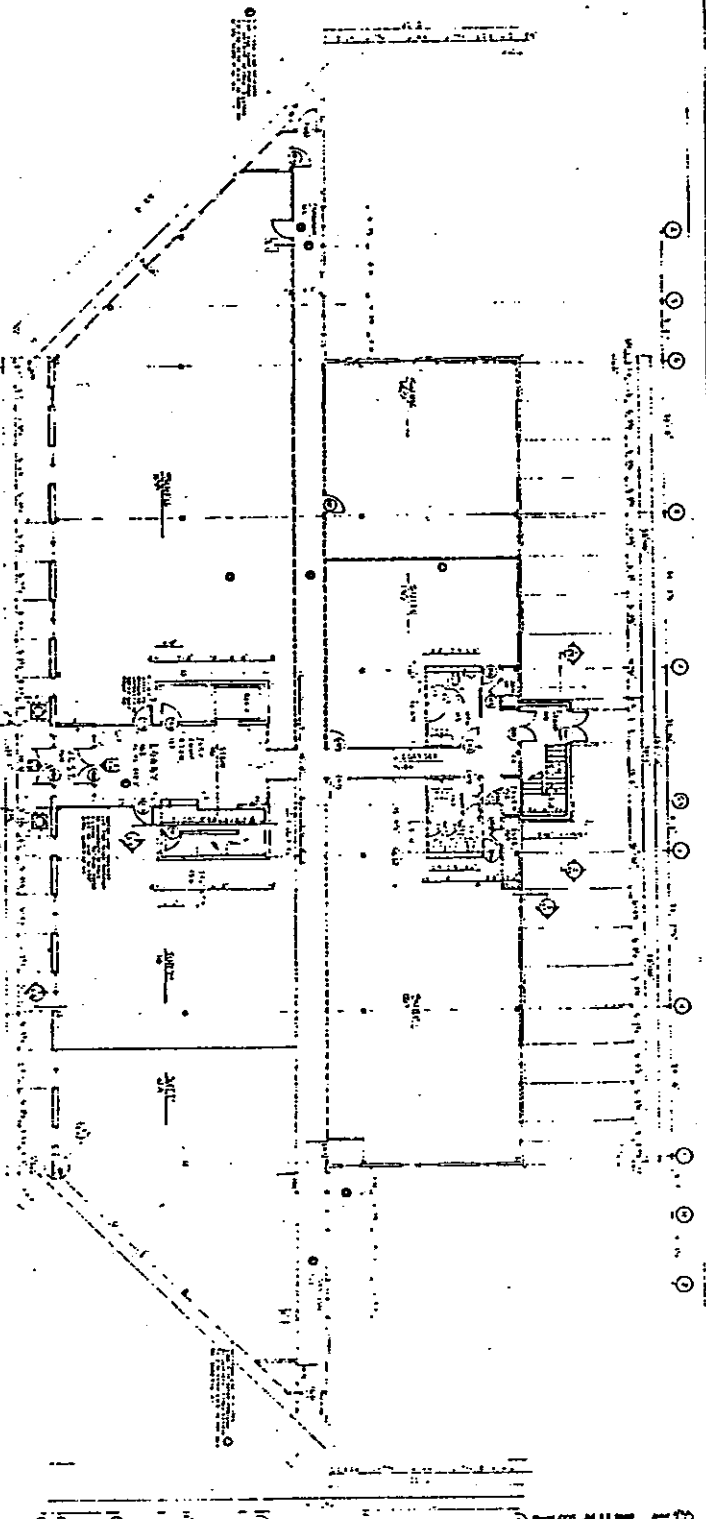
**PROPERTIES**  
 SUSQUEHANNA TWP.  
 BERKSHIRE COUNTY



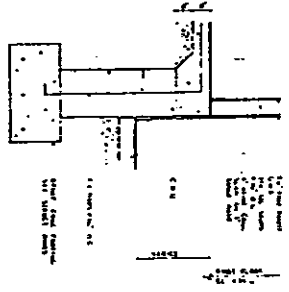


**(3) PARTIAL FIRST FLOOR PLAN**

THIS PLAN IS A PARTIAL FIRST FLOOR PLAN OF THE PROPERTY DESCRIBED IN THE ADJACENT MAP AND IS NOT TO BE CONSIDERED AS A COMPLETE FIRST FLOOR PLAN. THE ARCHITECT ASSUMES NO LIABILITY FOR THE ACCURACY OF THE INFORMATION CONTAINED HEREIN.



**DETAIL**



- FINISH
- CONSTRUCTION
- STRUCTURE
- MECHANICAL
- ELECTRICAL
- PLUMBING
- PAINT
- GLASS
- METAL
- WOOD
- CERAMIC
- CARPET
- FLOORING
- CEILING
- LIGHTING
- VENTILATION
- HEATING
- COOLING
- SOUND
- INSULATION
- ROOFING
- EXTERIOR
- INTERIOR
- LANDSCAPE
- SITEWORK
- UTILITIES
- TRANSPORTATION
- COMMUNICATIONS
- SECURITY
- ACCESSIBILITY
- HISTORIC
- ENVIRONMENTAL
- ENERGY
- SUSTAINABLE
- WELLNESS
- SMART
- AUTOMATION
- FLEXIBILITY
- ADAPTABILITY
- RESILIENCE
- INNOVATION
- SUSTAINABILITY
- WELLBEING
- PRODUCTIVITY
- EFFICIENCY
- QUALITY
- SAFETY
- SECURITY
- COMPLIANCE
- RISK
- MANAGEMENT
- OPERATIONS
- MAINTENANCE
- REPAIRS
- REPLACEMENTS
- UPGRADES
- RENOVATIONS
- RESTORATIONS
- PRESERVATIONS
- RECONSTRUCTIONS
- DEMOLITIONS
- SITEWORK
- UTILITIES
- TRANSPORTATION
- COMMUNICATIONS
- SECURITY
- ACCESSIBILITY
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- OPERATIONS
- MAINTENANCE
- REPAIRS
- REPLACEMENTS
- UPGRADES
- RENOVATIONS
- RESTORATIONS
- PRESERVATIONS
- RECONSTRUCTIONS
- DEMOLITIONS

	<b>Clarence Rohrbach &amp; Associates</b> Architects Suite 300, 9122 Market Street	<b>SARATOGA PROPERTIES</b> SARATOGA, NY 12158	<b>PROPERTIES</b> SARATOGA, NY 12158
	1/8" = 1'-0"		1/8" = 1'-0"

EXHIBIT A-1

Saratoga Office Center, A Condominium

Percentage Common Interest

<u>Unit Number</u>	<u>Percentage Interest</u>
100	7.34%
110	4.25%
110A	3.12%
120	4.67%
130	2.60%
140	2.14%
150	3.33%
160	3.603%
160A	3.603%
160B	3.603%
170	5.25%
180	6.19%
200	5.41%
200A	2.90%
210	3.66%
220 & 230	8.16%
240	3.80%
300	21.85%
300A	4.52%

The Percentage Interest for each Unit was computed by dividing the floor area (in square feet) of each Unit (measured at the floor) by the sum of the floor (in square feet) of all Units in the Condominium (measured at the floor). the floor area for each Unit as measured to the title lines adjacent to all Perimeter Walls and Party Walls. All linear measurements have a tolerance to  $\pm$  two (2%) percent.

Please note that these measurements do not take into account the presence of interior partitions, columns, pipe runs, ducts and the like.

The Percentage Interest may be changed by Declarant without joinder of Unit Owners upon conversation of Convertible Real Estate.