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STATE OF SOUTH CAROLINA)
)
COUNTY OF BEAUFORT)

THIRD AMENDMENT TO MASTER DEED AND BY-LAWS OF MARINER'S WAY PROPERTY REGIME

This Third Amendment to Master Deed and By-Laws of the Mariner's Way Horizontal Property Regime ("Regime") is made this 10th day of August, 2017 effective June 6, 2017;

WHEREAS, pursuant to that certain Master Deed and By-Laws (collectively "Master Deed") establishing the Regime filed by Fifth Corporation, February 17, 1977, as recorded in the Beaufort County Register of Deeds at Deed Book 245 at Page 891, the Regime was established;

WHEREAS, the Master Deed was thereafter amended on December 15, 1981 as recorded in Book 341 at Page 1346 in the ROD;

WHEREAS, a Second Amendment to the Master Deed was thereafter made on February 21, 1983, as recorded in Book 364 at Page 519 in the ROD

WHEREAS, Article VII, Section 1 of the Master Deed, as amended, provides the By-Laws can be amended with the approval of the co-owners present in person or by proxy at a duly called meeting representing at least two-thirds (2/3) of the total value of the property as determined under the Master Deed;

WHEREAS, pursuant to the Special Owners Meeting held on June 6, 2017, pursuant to proper notice, 75.34%, or more than 2/3 of the Owners owning the total value of the property, as reflected in the Master Deed, voted to approve an amendment to the By-Laws allowing for voting by e-mail;

NOW, THEREFORE, to formally document the approval of the Amendment to the By-Laws passed at said meeting, the appropriate officers of the Regime are executing and recording this By-Law Amendment, as follows:

1. By-Law Amendment - Article II, New Section 5 – In Article II of the By-Laws, a new Section 5 is added, as follows:

   "Section 5 – Voting by E-mail – Votes can be cast by e-mail for any purpose by an Owner. Prior to voting by e-mail, an Owner must confirm by phone, letter or fax his or her e-mail address so the Secretary of the meeting or the Regime management company can confirm the legitimacy of the e-mail received. In the alternative, the Secretary or Regime

management company can take whatever steps deemed advisable to confirm the validity of an e-mail vote prior to accepting same."

2. Other Amendments – There are no other amendments, changes or revisions to the By-Laws.

WITNESSES:

(2) Donna Lewis

(3)

(2) Donna Lewis

(3)

MARINER'S WAY:

By :(1)
Susan Dinges
Its: President

By:(1a)
Its: Secretary

STATE OF SOUTH CAROLINA)
) ACKNOWLEDGMENT
COUNTY OF BEAUFORT)

The undersigned notary public does hereby certify that Mariner's Way, by its appropriate officers listed above, personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal this the 10th day of August, 2017.

(3)
Notary Public for South Carolina
My commission expires 11/4/19