

UNANIMOUS CONSENT OF THE MAJORITY

CLASS "B" MEMBERS

OF

BAILY RANCH ESTATES HOMEOWNERS'S ASSOCIATION, INC.

The undersigned, being the Majority Class B Owner (10 votes per lot) of Bailey Ranch Estates Homeowners Association, do hereby consent to and adopt in all respects the following resolutions and such consent shall have the same force and effect as a properly called and convened special meetings of the Members:

RESOLVED, that the Bailey Ranch Estates Homeowners Association has the authority to transact business, including setting the monthly dues and Resale Certificate fees. The Homeowner's Association is responsible for the (2.1) *Maintenance of Open Spaces by the Declarant and the Association. The declarant will be the sole authority on improving the Open space areas and areas of Common Responsibility in a prudent manner and to enhance the safety security, welfare, and overall appearance of the Development.* This includes mowing and maintenance of the common areas, including but not limited to; Dog Park, Pocket Park, The Pond area and all or any other common areas.

The declarant, Ultra Homes, LLC has the authority to hire and pay for all maintenance needed for the upkeep of Bailey Ranch Estates from the funds of Bailey Ranch Estates Homeowners' Association, Inc.

RESOLVED, A resale Certificate is to be issued for each home purchased, transferred, and or sold; The administrative transfer fee charged by the Association for a change of ownership of each property in the subdivision is increased to \$300.00 starting June 15, 2023, paid to the Bailey Ranch Estates HOA.

The following named Declarant "US Ultra Homes, LLC" the following named officers are hereby authorized to act on behalf of the company:

Carolyn M. Cashion – CEO

Heather Shearer – CFO

We the undersigned Officers of US Ultra Homes, LLC do hereby approve and adopt the foregoing consent, effective as of June 15, 2023.

 Carolyn M. Cashion

Carolyn M. Cashion

Date

 Heather Shearer

Heather Shearer

Date