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AMENDMENT TO THE
 DECLARATION OF TRUST
 OF
 OLDE TOWNE COMMONS CONDOMINIUM

We, Mary Lou Bouley, Ann M. Henchey and Susan Koutruba, Trustees of the Olde Towne Commons Condominium Trust (dated May 16, 1986, and recorded with the Hampshire County Registry of Deeds at Book 2724, Page 298), pursuant to Article VII, Section 7.1 of said Trust, with the consent of greater than sixty-six percent (66%) of the beneficial interest in said trust, hereby amend said Declaration of Trust as follows:

ARTICLE V. By-Laws, Section 5.8.A. Insurance:

This paragraph is replaced in its entirety by the following:

A. Casualty Insurance. The Trustees shall obtain and maintain, to the extent obtainable and permitted by applicable law, fire with extended coverage insurance (a "Master Policy"), insuring the Common Areas and Facilities, including, without limitation, all service machinery, apparatus, equipment, and installations in the condominium, all of the units with all fixtures, additions, alterations, improvements thereof, but not including any furniture, furnishings, household and personal property belonging to and owned by individual unit owners, in an amount at least equal to the full replacement value thereof (as determined by the Trustees not less frequently than on the renewal of a policy) without deduction for depreciation, such insurance to name the Trustees as insured trustees for the benefit of all unit owners and their unit mortgagees, with loss payable to and adjusted by the Trustees as insurance trustees in accordance with the provisions of these By-Laws.

ARTICLE V. By-Laws, Section 5.8.D. Common Areas and Other Insurance:

The last sentence is deleted.

ARTICLE V. By-Laws, Section 5.8.F. Notice of Owner's Improvements:

The entire paragraph is deleted.

ARTICLE V. By-Laws, Add New Section 5.8.G. Loss Reserve Fund:

A Loss Reserve Fund shall be established to pay deductibles on claims made against the Master Policy described in Section 5.8.A. above. Said Reserve shall be funded from common charges collected from the Unit Owners and be disbursed at the discretion of the Trustees.

All other terms and conditions of said Trust remain in full force and effect.

WITNESS our hands and seals this 23rd day of September, 2004.

Darlene A Fleming
Witness

Mary Lou Bouley
Mary Lou Bouley, Trustee

Darlene A Fleming
Witness

Ann M Henchey
Ann M. Henchey, Trustee

Darlene A Fleming
Witness

Susan Koutruba
Susan Koutruba, Trustee

COMMONWEALTH OF MASSACHUSETTS

Hampshire County ss,

On this 23rd day of September, 2004, before me, the undersigned notary public, personally appeared Mary Lou Bouly, Trustee, proved to me through satisfactory evidence of identification, which was driver's license, to be the person whose name is signed on the preceding or attached document, and acknowledged to me that he/she/they signed it voluntarily for its stated purpose.

Darlene A Fleming
Darlene A. Fleming
Notary Public

My Commission Expires: 12/31/10

COMMONWEALTH OF MASSACHUSETTS

Hampshire County ss,

On this 23rd day of September, 2004, before me, the undersigned notary public, personally appeared Ann M. Henchey, Trustee, proved to me through satisfactory evidence of identification, which was driver's license, to be the person whose name is signed on the preceding or attached document, and acknowledged to me that he/she/they signed it voluntarily for its stated purpose.

Darlene A Fleming
Darlene A. Fleming
Notary Public

My Commission Expires: 12/31/10

COMMONWEALTH OF MASSACHUSETTS

Hampshire County ss,

On this 23rd day of September, 2004, before me, the undersigned notary public, personally appeared Susan Koutruba, Trustee, proved to me through satisfactory evidence of identification, which was Driver's license, to be the person whose name is signed on the preceding or attached document, and acknowledged to me that he/she/they signed it voluntarily for its stated purpose.

Darlene A. Fleming
Darlene A. Fleming
Notary Public

My Commission Expires: 12/31/10

ATTEST: HAMPSHIRE, Marianne L. Donohue, REGISTER
MARIANNE L. DONOHUE