

**COUNTRY CREEK ASSOCIATION, Inc.**

Policy Resolution No. 99-   1    
(Appointment of Assistant Secretary and Attorneys-in-Fact)

**WHEREAS**, Article VIII, Section 5 of the by-laws of the Country Creek Association, Inc. provides that the Board of Directors may elect special officers, each of whom shall hold office for such period, have such authority, and perform such duties as the Board may, from time to time, determine; and

**WHEREAS**, pursuant to Article VI, Section 1 of the Association's Declaration of Covenants, Conditions and Restrictions and by Section 55-516 of the Virginia Property Owners' Association Act, the Association is entitled to record liens against the properties to secure unpaid homeowner assessments and, further, that such liens should be signed by an officer of the Association; and

**WHEREAS**, in order to expedite the recording and release of liens, the Board of Directors deems it to be in the best interest of the Association to appoint its legal counsel to act as Assistant Secretaries and lawful attorneys-in-fact for the limited purpose of executing, acknowledging, and delivering memoranda of lien and lien releases for unpaid homeowner assessments, late fees, interest, costs, and related attorney fees; and

**NOW, THEREFORE, BE IT RESOLVED** that the Board of Directors and its officers hereby appoints Juan R. Cardenas and Kenneth C. Germer, legal counsel for the Association, its attorneys-in-fact for the limited purpose of executing, acknowledging, and recording memoranda of lien and lien releases, pursuant to the authority granted in Article VI, Section 1 of the Association Declaration of Covenants, Conditions and Restrictions and by Section 55-516 of the Virginia Property Owners' Association Act, for unpaid homeowner assessments, late fees, interest, costs and related attorney fees, on behalf of a principal officer of the Association. This appointment shall remain in effect until such time that the Board adopts a Resolution revoking the appointment.

I hereby certify that this Resolution was duly adopted and approved by the Board of Directors of the Country Creek Association, Inc. on this 18<sup>th</sup> day of July, 1999.

COUNTRY CREEK ASSOCIATION, Inc.

By: Peggy A. Andress  
PEGGY A. ANDRESS, President