

Prepared by Larry K. Tolbert, Atty.
Murfreesboro, TN from
Information furnished by the parties

AMENDMENT
TO
DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS,
GEORGETOWN SQUARE TOWNHOMES

WHEREAS the Board of Directors of Georgetown Square Townhomes Homeowners Association, Inc., did call a special meeting of all lot owners within the Georgetown Square Townhomes Subdivision, Murfreesboro, Tennessee, which meeting was held on June 28, 2007; and

WHEREAS, the purpose of said called meeting was to discuss the amendment of certain Covenants, Conditions and Restrictions which are applicable to the Georgetown Square Townhomes Subdivision; and

WHEREAS, after due discussion, a resolution (hereinafter setforth) to amend said Covenants, Conditions and Restrictions was duly made, seconded and adopted by the assembled lot owners; and

WHEREAS, said lot owners, comprising not less than seventy percent (70%) of the lot owners of Georgetown Square Townhomes, did sign an instrument evidencing their approval and adoption of the hereinafter setforth amendment, which instrument is preserved in the corporate minute book of the Georgetown Square Townhomes Homeowners Association, Inc.; and

WHEREAS, by additional resolution duly made, seconded and adopted at the mentioned special called meeting, the President and Secretary/Treasurer of the Association were directed to prepare and record the hereof document for recordation in the Register's Office for Rutherford County, Tennessee so as to provide proper notice of said amendment's adoption to the public at large and in compliance (**Article Eleven, Section 11.3**) with the provisions of said specified Covenants, Conditions and Restrictions,

NOW THEREFORE, premises considered and in obedience to said setforth resolutions, that certain *DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS* applicable to Georgetown Square Townhomes, which is of record at **Deed Book 330, page 391, Register's Office Rutherford County, Tennessee**, together with all Supplementary Declarations thereto is/are hereby amended so as to add the following to *ARTICLE THREE* thereof immediately following *SECTION 3.4*, to wit:

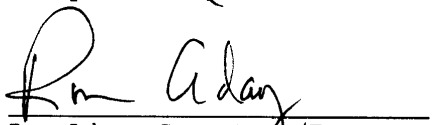
Section 3.5. The owners of the units of Georgetown Square Condominiums shall occupy and use such units as a private dwelling for themselves and their immediate family, and for no other purpose. Therefore, the leasing of units to others is not permitted. Notwithstanding the foregoing, to accommodate special situations and to avoid undue hardship or practical difficulties, the Board of Directors of the Georgetown Square Townhomes Homeowners Association, Inc., may grant permission to an owner to lease the unit to a specified lessee for a period of not more than twelve consecutive months, which permission may be granted multiple times. Further, the units that are leased on the

recordation date of this amendment shall be exempt from this amendment, so long as owned by the current owner.

The undersigned, as evidenced by their respective signatures hereon, certify that they are the duly elected and currently serving President and Secretary/Treasurer, respectively, of the Georgetown Square Townhomes Homeowners Association, Inc. and that the foregoing amendment is a true, complete and verbatim company of the Resolution adopted by the assembled lot owners of Georgetown Square Townhomes on June 28, 2007, at a special called meeting of same and which Resolution was reduced to writing and signed by not less than seventy percent (70%) of the lot owners, which instrument is preserved in the Minute Book of the Georgetown Square Townhomes Homeowners Association, Inc.

Witness our hands this 25th day October, 2007.


Larry D. Kirk, President


Ron Aday, Secretary/Treasurer

STATE OF TENNESSEE]
 ss.
RUTHERFORD COUNTY]

Before me, the undersigned authority, a Notary Public in and for said County and State aforesaid, personally appeared, LARRY D. KIRK, with whom I am personally acquainted, and who, upon oath, acknowledged himself to be the President of Georgetown Square Townhomes Homeowners Association, Inc., a Tennessee Corporation, the within named bargainor, and that he as such officer executed the foregoing (AMENDMENT) instrument for the purposes therein contained.

WITNESS MY HAND and official seal at office in Murfreesboro, Tennessee, this the 25th day of October, 2007.

Notary Public
My Commission expires:

STATE OF TENNESSEE]
 ss.
RUTHERFORD COUNTY]

Before me, the undersigned authority, a Notary Public in and for said County and State aforesaid, personally appeared, RON ADAY, with whom I am personally acquainted, and who, upon oath, acknowledged himself to be the Secretary/Treasurer of Georgetown Square Townhomes Homeowners Association, Inc., a Tennessee Corporation, the within named bargainor, and that he as such officer executed the foregoing (AMENDMENT) instrument for the purposes therein contained.

WITNESS MY HAND and official seal at office in Murfreesboro, Tennessee, this the 25th day of October, 2007.

Notary Public
My Commission expires:

RF/GEORGETOWN.RESTRICTIONS07

Jennifer M Gerhart, Register
Rutherford County Tennessee

Rec #: 537827
Rec'd: 20.00 Instrument #: 1532523
State: 0.00
Clerk: 0.00 Recorded
EDP: 2.00 11/14/2007 at 11:41 AM
Total: 22.00 in
Record Book 798 Ps 3207-3210