



NOW, THEREFORE, the Board of Directors of the Association hereby declares that the Declaration, and Bylaws attached thereto as Exhibit "B", shall be amended as follows:

1. Paragraph 1 of the Rules and Regulations is hereby deleted in its entirety and replaced with the following provision:

1. Residential Use of Properties.

A. All Units (which are defined by the Declaration as a Lot or Residential Unit on a Lot) shall be used solely for residential purposes. No business or business activity shall be carried on upon any Unit at any time; provided, however, that (a) nothing herein shall prevent Declarant or any builder of any homes on the Property from using any Unit owned by Declarant or such builder of homes for the purpose of carrying on business related to the development, improvement and sale of the Property and (b) to the extent allowed by applicable zoning laws, a private office may be maintained in a Unit as long as such use is incidental to the primary residential use of the Unit, does not violate any applicable law, does not involve any exterior signage or advertising of the Unit as a place of business, and does not contribute to parking, traffic or security problems, all in the opinion of the Board of Directors of the Association or the Board of Directors of the Master Association.

B. Any Owner intending to rent or lease a Residential Unit on a Lot shall submit to the Board of Directors a copy of the proposed lease agreement prior to the occupancy by the tenant. No lease shall be for a period of less than six (6) months. No room may be rented and no transient tenants are allowed. Only the lessee(s) and members of the lessee's (lessees') family may occupy the unit. Any assignment, extension, renewal, or modification of any rental agreement, including, but not limited to, changes in terms, duration of occupancy shall be considered a new lease agreement, notice of which must be submitted to the Board of Directors in accordance with this section.

Each Owner agrees to cause his tenants and occupants to comply with the Declaration, the Bylaws, Articles of Incorporation, and the rules and regulations promulgated thereunder, and are responsible and liable for all violations. The Owner of a Residential Unit shall be jointly and severally liable with his tenant and occupants to the Association to pay any claim for injury or damage to property caused by the negligence of the tenant or occupants. Any Owner who elects to lease his Unit shall be responsible for (i) annual and special assessments; (ii) fines for violations caused by tenant, occupants, or Owner of Unit; (iii) tenant and occupants' compliance with the Declaration of Covenants, Conditions, and Restrictions.

All tenants and occupant's shall be subject to the terms and conditions of this Declaration, the Bylaws, Articles of Incorporation, and the rules and regulations promulgated thereunder as though such tenant were an owner. All tenants and occupants are responsible and liable for all violations and losses caused by such tenants and occupants.



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