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**AMENDMENT TO JUNE CONDO APARTMENT DECLARATIONS,
ARTICLE X (1 & 1A), ON PAGE 10. LOCATED IN PLAT BOOK 51, PAGE 23,
DOCUMENT 550706 & 550707 DATED 9/19/79. RE-RECORDED ON
DOCUMENT 555436, OCTOBER 1979.**

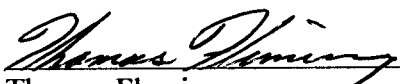
SALE AND LEASE OF CONDOMINIUM


In order to maintain a community of congenial residents who are financially responsible and thus protect the value of the Condominiums, the transfer of Condominiums by any Owner shall be subject to the following provisions so long as the condominium exists.

A. **Transfers Subject to Approval:** Each Owner shall occupy and use such Condominium as a private new dwelling for himself and his immediate family. No proposed leasing transaction shall be considered for approval by the Association unless the condominium involved has been occupied by its owner for at least six (6) months prior to the proposed commencement of the Lease. Rental or leasing of Condominiums is prohibited once ten percent (10%) of the total Condominiums within the Association are rented or leased, except as herein provided. If less than ten percent (10%) of the Association's Condominiums are to be rented or leased, all Condominiums will be permitted to be leased. Otherwise, Condominiums will only be allowed to be leased or rented until ten percent (10%) of the Association's Condominiums are rented or leased. To determine which Condominiums of the Association will be permitted to be leased or rented, the Board will formulate and conduct a lottery system. If, at any time and for any reason, the percentage of rented or leased units falls below ten percent (10%), the next Condominium(s) will be picked on a first-come, first-serve basis. The Secretary is to keep the books to reflect who and when Unit Owners apply to the Board to lease or rent their unit.

To meet special situations and to avoid undue hardship or practical difficulties, an additional three percent (3%) of the Condominiums will be allowed to be rented or leased but under no circumstances is the percentage to rise above thirteen percent (13%) of the condominiums within the Association. The Board of Directors may, but is not required to, grant permission to an Owner to lease his Condominium to a specified lessee for a period of not less than six (6) consecutive months nor more than twelve (12) months or such other reasonable terms as the Board may establish. Such permission may be granted by the Board only upon the written application by the Owner to the Board. The Board shall respond to each application in writing within thirty (30) days of the submission thereof. The Board has sole and complete discretion to approve or disapprove of any Owner's application for a lease until thirteen percent (13%) of the total units within the Association are rented or leased; provided, however, that in no event shall any Owner be permitted to lease or rent such Unit for more than twenty-four (24) consecutive months. The Board's decision shall be final binding.

This section shall not apply to the rental or leasing of Condominiums to the immediate family of the Owner.


Thomas Fleming
Managing Agent for June Condominium Apartments


Charlene Wilson
Notary Public

Commission No.:510627 Expires: 11/06/09

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