

AFTER RECORDING, PLEASE RETURN TO:

**Judd A. Austin, Jr.
Henry Oddo Austin & Fletcher, P.C.
1700 Pacific Avenue
Suite 2700
Dallas, Texas 75201**

**ELECTRONICALLY RECORDED 201400290889
11/13/2014 11:10:18 AM DEDICATION 1/5**

**CERTIFICATE AND MEMORANDUM OF RECORDING OF
DEDICATORY INSTRUMENTS FOR
THE WILLIAMSBURG CONDOMINIUM ASSOCIATION
[FORMERLY THE GEORGETOWN ON HILLCREST CONDOMINIUMS]**

**STATE OF TEXAS §
 §
COUNTY OF DALLAS §**

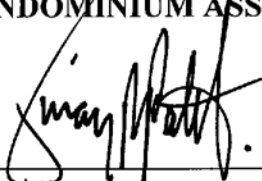
The undersigned, as attorney for The Williamsburg Condominium Association, for the purpose of complying with Section 202.006 of the Texas Property Code and to provide public notice of the following dedicatory instrument affecting the owners of property described on Exhibit B attached hereto (the “*Property*”), hereby states that the dedicatory instrument attached hereto is a true and correct copy of the following:

- ***First Amendment to the Rules Governing Leasing and Sale of Units (Exhibit A).***

All persons or entities holding an interest in and to any portion of property described on Exhibit B attached hereto are subject to the foregoing dedicatory instrument until amended.

IN WITNESS WHEREOF, The Williamsburg Condominium Association has caused this Certificate and Memorandum of Recording of Dedicatory Instruments to be recorded in the Official Public Records of Dallas County, Texas, and supplements all previously recorded dedicatory instruments filed by The Williamsburg Condominium Association.

THE WILLIAMSBURG
CONDOMINIUM ASSOCIATION

By: 
Its: Attorney

STATE OF TEXAS §
 §
COUNTY OF DALLAS §

BEFORE ME, the undersigned Notary Public, on this day personally appeared Vinay B. Patel, attorney for The Williamsburg Condominium Association, known to me to be the person whose name is subscribed on the foregoing instrument and acknowledged to me that he executed the same for the purposes therein expressed and in the capacity therein stated.

GIVEN UNDER MY HAND AND AFFIRMED SEAL OF OFFICE on this 13th day of November, 2014.


Notary Public, State of Texas

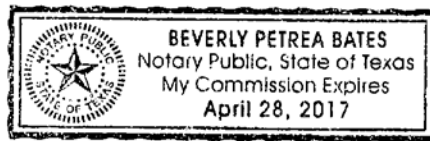


EXHIBIT A

WILLIAMSBURG CONDOMINIUM ASSOCIATION

[FORMERLY THE GEORGETOWN ON HILLCREST CONDOMINIUMS]

FIRST AMENDMENT TO THE RULES GOVERNING LEASING AND SALE OF UNITS

WHEREAS, the Board of Directors of The Williamsburg Condominium Association (the "Board") is the entity responsible for the operation of The Williamsburg Condominium Association (the "Association"), pursuant to and in accordance with that certain Declaration for The Williamsburg Condominium Association, recorded in the Official Public Records of Dallas County, Texas, including amendments and supplements (collectively, the "Declaration") and the By-Laws of The Williamsburg Condominium Association including any amendments thereof or supplements thereto (the "By-Laws"); and

WHEREAS, pursuant to express authority set forth in the Declaration and the Texas Property Code, the Association, acting by and through the Board, has the authority to enforce the provisions of the Declaration, the power to promulgate and enforce the provisions of the Declaration, including the Rules Governing Leasing and Sale of Units ("Leasing Restrictions") approved by the Board on October 13, 2011, and recorded as Instrument No. 201100279537 in the Official Public Records of Dallas County, Texas; and

WHEREAS, the Board, pursuant to the authority pursuant to the Declaration and the By-Laws, amends the following paragraphs to the Leasing Restrictions.

NOW, THEREFORE, the Leasing Restrictions are hereby amended as follows:

- (a) Paragraph 2(C) of the Leasing Restrictions is hereby amended to read, in its entirety, as follows:

C. Leasing to any person. The Owner may not lease to or allow any person to reside in or occupy a Unit who has been convicted of any felony crime involving violence; crimes against persons; use of firearms; sex crimes; illegal drugs; robbery; aggravated robbery; murder; criminal gang activity; discharge of firearms; gambling; manufacture, sale or use of drugs; manufacture or sale of alcoholic beverages; prostitution; theft; burglary; larceny; destruction of property; any crime involving a minor; or a "Sex Offender". A "Sex Offender" is a person who is required to register as either a Level 3 (High) or Level 2 (moderate) Sex Offender pursuant to Chapter 62 of the Texas Code of Criminal Procedure.

(b) Paragraph 3(A) of the Leasing Restrictions is hereby amended to read, in its entirety, as follows:

A. Lease and Background Report to Board. When a Unit Owner has received a bona fide offer to lease the Unit and Owner desires to accept such offer, the Owner shall provide the Board, no less than five (5) business days from the effective date or commencement of the lease term, the following information: (i) a copy of the proposed lease agreement and contact information of the prospective tenant(s) and adult occupant(s) (over age 18) of the Unit. Contact information includes, but is not limited to, names, addresses, email addresses, telephone numbers, and current license plate numbers for all vehicles belonging to the prospective tenant(s) and occupants, and (ii) a national criminal background report for each prospective tenant and adult occupant of the Unit to be provided by any Board approved national criminal background report provider.

IN WITNESS WHEREOF, the Board has caused this First Amendment to the Rules Governing Leasing and Sale of Units to be EXECUTED by its duly authorized representative and EFFECTIVE as of the 5th NOV., 2014.

THE WILLIAMSBURG
CONDOMINIUM ASSOCIATION



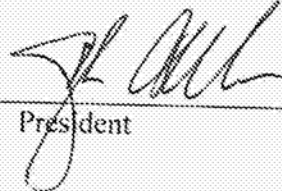
President

CERTIFICATION OF APPROVAL

I, CLIFTON ALLEN, the duly-elected President of The Williamsburg Condominium Association hereby certify:

That the First Amendment to the Rules Governing Leasing and Sale of Units for The Williamsburg Condominium Association, as evidenced by the records and minutes of the Board, was approved by the affirmative vote of the majority of the Board at a regularly scheduled meeting held on the 10th day of OCT., 2014, and that the same does now constitute an official policy of The Williamsburg Condominium Association and shall be filed of record with the office of the Dallas County Clerk.

STATE OF TEXAS
COUNTY OF DALLAS

By: 
President

The foregoing instrument was acknowledged before me this 5 day of Nov., 2014, by Clifton Allen

Keima Jamaya Bryant
Notary Public's Signature Notary Name

My Commission Exp. May 23, 2017

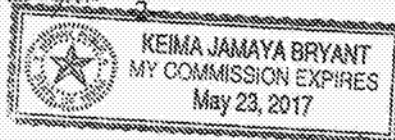


EXHIBIT B

Those tracts and parcels of real property located in the City of Dallas, Dallas County, Texas and more particularly described as follows:

- All property subject to the **Condominium Declaration for Georgetown on Hillcrest Condominiums, recorded in Volume 84236, Page 3473, et seq. of the Condominium Records of Dallas County, Texas, including amendments thereto and supplements thereof.**

**Filed and Recorded
Official Public Records
John F. Warren, County Clerk
Dallas County, TEXAS
11/13/2014 11:10:18 AM
\$42.00
201400290889**

