

Deed Book 47017 Pg 263
Filed and Recorded Jul-25-2008 02:45pm
2008-0176973
Real Estate Transfer Tax \$0.00
Cathelene Robinson
Clerk of Superior Court
Fulton County, Georgia

Return to: Weissman, Nowack, Curry & Wilco, P.C.
One Alliance Center, 4th Floor
3500 Lenox Road
Atlanta, Georgia 30326
Attention: Jane C. Kotake

Reference: Deed Book 42718
Page 138

**AMENDMENT TO THE DECLARATION OF CONDOMINIUM
FOR DUO, A CONDOMINIUM**

This **AMENDMENT TO THE DECLARATION OF CONDOMINIUM FOR DUO CONDOMINIUM** is made on the date set forth below by **DUO, A CONDOMINIUM ASSOCIATION, INC.**, a Georgia non-profit corporation (hereinafter referred to as "Association"), with the consent of **CHAPEL PARTNERS, LLC**, a Georgia limited liability company (hereinafter referred to as the "Declarant"), and all affected Unit Owners.

WITNESSETH:

WHEREAS, on June 6, 2006, that certain Declaration of Condominium for Duo, A Condominium was recorded in Deed Book 42718, Page 138, *et seq.*, Fulton County, Georgia records (hereinafter referred to as "Declaration"), as amended;

WHEREAS, a plat of survey related to the Condominium prepared by Rochester & Associates, Inc. was filed in Condominium Plat Book 17, Page 97, *et seq.*, Fulton County, Georgia Records;

WHEREAS, floor plans relating to the Condominium prepared by Geheber Lewis Assoc., P.C. were filed in Condominium Floor Plan Book 33, Page 564, *et seq.*, Fulton County, Georgia Records;

WHEREAS, pursuant to Paragraph 6(b) of the Declaration, the Association's Board of Directors, without need for a membership vote, is authorized to assign a Common Element not previously assigned to a Unit as a Limited Common Element, provided that any such assignment shall be made in accordance with O.C.G.A. § 44-3-82;

WHEREAS, pursuant to Paragraph 6(b) of the Declaration, for so long as the Declarant owns a Unit primarily for the purpose of sale, an amendment to assign a Common Element, not previously assigned as a Limited Common Element shall be executed by the officers of the Association, if the request is made by the Declarant;

WHEREAS, Declarant owns a Unit primarily for the purposes of sale and requests that storage spaces be assigned to certain Units as Limited Common Elements as set forth herein;