

## **EXHIBIT "A"**

### **AMENDMENT TO THE DECLARATION OF CONDOMINIUMS OF VILLAS OF KINGS CROSSING CONDOMINIUM ASSOCIATION, INC.**

E. Leasing - As of the effective date of this amendment, no owner may lease or rent his or her unit except in the manner specifically outlined herein. Specifically, no owner may lease less than the entire unit nor may the unit be leased for transient hotel purposes. No unit may be leased or rented DURING THE FIRST TWO YEARS OF OWNERSHIP. After two (2) years of ownership the unit may be rented under the following terms: A unit may be leased provided that the occupancy is only by the lessee and his family and shall not be for a term of less than six (6) months. The lease of any unit must contain, and if it does not it shall be deemed to contain, a statement to the effect that it incorporates all of the condominium documents including, but not limited to, this Declaration of Condominium, and the Articles of Incorporation, Bylaws and Rules and Regulations of the Villas of Kings Crossing Condominium Association, Inc. In the event a tenant violates any provision of these documents relating to the use or occupancy of the unit within the Condominium, or the use of the common elements, limited common elements or Association property, then and in such event, the Association shall have the right to terminate and cancel the lease and to bring appropriated legal proceedings when necessary to complete eviction, as agent of the unit owner. The expense of the eviction action, including cost and reasonable attorney's fees shall be the obligation of the tenant and the unit owner jointly and severally, to reimburse or provide to the Association.

AMENDED 5/24/18