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CPN # 100001396007, 100001396016, 100001396025, 100001396034,
100001396043, 100001396052, 100001396061, 100001396079,
100001396088

**AMENDMENT TO DECLARATION OF CONDOMINIUM FOR GREENWOOD
PROFESSIONAL BUILDING CONDOMINIUM ASSOCIATION**

WHEREAS, Greenwood Professional Building Condominium Association ("Association") is a commercial condominium complex located in the Borough of Jenkintown, Montgomery County, created by a Declaration recorded in the Office for the Recorder of Deeds in Montgomery County in Deed Book 5448 Page 1248 et seq – as amended.

WHEREAS, the Association has deemed it necessary and in its best interests to document and enforce restrictions for the parking of vehicles in the Common Element parking lot that serves the Greenwood Professional Building.

NOW, THEREFORE, BY UNANIMOUS CONSENT OF THE OWNERS, Schedule 9, Section 1 of the Declaration is hereby amended to add a new paragraph I.

I. PARKING

(1) General

A. Parking spaces for all Units are clearly marked according to Unit numbers as follows, and as shown on the plan attached hereto as Exhibit "A": [Unit numbers and assignments are shown on Exhibit "A" as follows: A1, A2, A3, A4, B1, B2, B3, and B4); for convenience of the public and the Owners, actual pavement markings are shown on Exhibit "A" in parenthesis (numbers 8, 12, 20, 21, and 22)]

Unit A1	Two (2) Assigned Parking Spaces
Unit A2	Four (4) Assigned Parking Spaces
Unit A3	Four (4) Assigned Parking Spaces
Unit A4	Two (2) Assigned Parking Spaces
Unit B1	Two (2) Assigned Parking Spaces
Unit B2	Three (3) Assigned Parking Spaces
Unit B3	Three (3) Assigned Parking Spaces
Unit B4	Three (3) Assigned Parking Spaces

B. There shall be one (1) parking space marked "visitor" and two (2) parking spaces reserved for handicap use. The "visitor" space may not be used as an extra space by an employee or tenant of a Unit Owner. The parking spaces reserved for

handicapped parking are to be utilized by building occupants or visitors with valid handicap plates or placards.

C. Vehicles must be parked in a manner not to obstruct other parking spaces, or ingress and egress to the building or Common Area.

D. Employees shall park only on those parking spaces marked with the Unit number(s) assigned to their employer. Vehicles may not park in "No Parking" areas or in front of the dumpster.

E. No additions or alterations shall be permitted to be made to any parking space without the express written approval of the Board of Directors.

2. Enforcement and Towing

A. Any vehicle parked in violation of the restrictions set forth herein shall be subject to towing at the sole expense and risk of the owner of the offending vehicle. Towing signage shall be installed throughout the parking lot. Towing may be initiated in accordance with procedures implemented by the Board.

B. Vehicles parked in the following manner will be towed without notice:

- 1) Any vehicle illegally parked in an assigned parking space of another Unit.
- 2) Any vehicle illegally parked in a visitor or handicap parking space.
- 3) Any vehicle parked in a "No Parking" area.
- 4) Any vehicle parked in front of or blocking the dumpster impeding trash collection.
- 5) Any vehicle parked in front of or limiting egress or ingress to the main entrance.
- 6) Any vehicle with repeat violations.

C. Association Liabilities

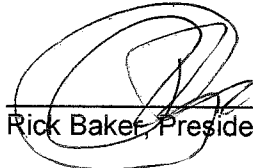
The Association, the Board of Directors, its agents, employees and managers shall not be liable for damage to vehicles or loss of property resulting from towing, or otherwise to any vehicle or loss of property while parked on the property of the Greenwood Professional Building.

RESOLVED, ADOPTED, AND APPROVED BY EIGHTY-FIVE PERCENT (85%) OF ALL OWNERS OF GREENWOOD PROFESSIONAL BUILDING CONDOMINIUM ASSOCIATION, AS ATTESTED ON THIS THIS _____ DAY OF _____, 2017.

SIGNATURE PAGE TO FOLLOW

CERTIFICATION OF APPROVAL

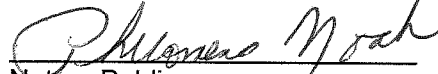
The undersigned, being the President of Greenwood Professional Building Condominium Association, hereby certifies that the Amendment to which this certification is attached has been duly approved by a vote of eighty-five percent (85%) of all Owners. The vote meets the requirements for approval of an Amendment to the Declaration as provided in Section 3219 of the Uniform Condominium Act.


Rick Baker, President

COMMONWEALTH OF PENNSYLVANIA : ss.
COUNTY OF *Montgomery* :

On this *19* day of *JANUARY*, 2017, before me, a Notary Public, the undersigned officer, personally appeared **Rick Baker**, who represents himself to be the President of Greenwood Professional Building Condominium Association, being authorized to do so, executed the foregoing instrument for the purposes therein contained, by signing the name of the Association by as duly elected officer.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal.


Notary Public

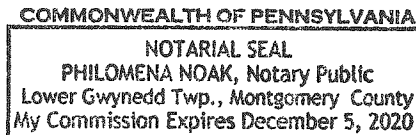


EXHIBIT "A"
PARKING PLAN

