
After recording return to:
Lueder, Larkin & Hunter, LLC
5900 Windward Parkway, Suite 390
Alpharetta, Georgia 30005

Cross Reference:
Deed Book 26023, Page 461

STATE OF GEORGIA

CHEROKEE DEKALB

AFFIDAVIT OF SCRIVENER'S ERROR

Personally appeared before the undersigned notary public, who is duly authorized to administer oaths in this State, Amy H. Bray, who, having been duly sworn, deposes and states as follows:

1.

I am Amy H. Bray. I am of legal age, under no legal disability and make this affidavit upon my personal knowledge of the facts.

2.

I am the drafter of the Declaration of Protective Covenants, Conditions, Restrictions and Easements for Townsend at Perimeter, recorded at Deed Book 26023, Page 461, *et. seq.* (hereinafter referred to as "the Declaration").

3.

Article 7, Section 7.5(a)(iii) defines "Leasing Cap" to be 10% of the Units. However, Article 7, Section 7.5(c) of the Declaration provides that a Leasing Permit must be issued if not more than 20% of the Units have been issued Leasing Permits. This is an inadvertent error that creates an inconsistency.

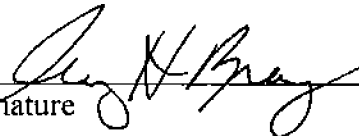
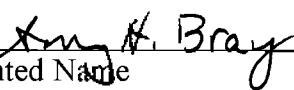
4.

Article 7, Section 7.5(c) of the Declaration should state as follows:

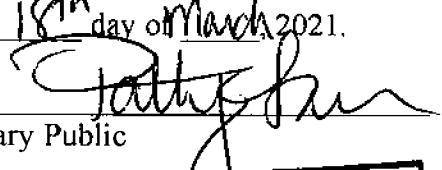
If any other Owner requests a Leasing Permit and complies with the conditions and requirements of this Section, the Board of Directors shall issue a Leasing Permit to the Owner within 15 days of the Owner's request and compliance with the terms hereof, if no more than 10% of the Units have been issued Leasing Permits.

5.

I have read the foregoing, and it is true and correct.


Signature

Printed Name

Sworn to and subscribed before me
this 18th day of March, 2021.


Notary Public



Note to Clerk

Please cross reference with this filing:

Deed Book 26023, Page 461