

**BK: R 8219**  
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11/22/2019  
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DEPUTY-HP  
BY: DEBORAH Citty

2019064092  
**GUILFORD COUNTY, NC**  
JEFF L. THIGPEN  
REGISTER OF DEEDS

NC FEE \$30.00

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**AMENDMENT TO DECLARATION OF CONDOMINIUM FOR  
MARKET CENTER TOWERS**

Return to: Keziah Gates LLP, PO Box 2608, High Point, NC 27261

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**THIS AMENDMENT**, dated November 21, 2019 by **MARKET CENTER TOWERS ASSOCIATION, INC.** (the "Association").

**Recitals:**

The Declaration of Condominium for Market Center Towers (the "Declaration") was recorded in Deed Book 3172, Page 755 of the Office of the Register of Deeds for Guilford County, North Carolina. The unit owners wish to amend the Declaration as stated herein. The undersigned, who are duly authorized officers of the Association, certify that this Amendment to the Declaration was approved by the written consent of sixty-seven percent (67%) of the votes allocated to the unit owners of the Association as shown on Exhibit "A" attached hereto and incorporated by reference herein.

**NOW THEREFORE**, the Declaration is hereby amended to add a new Article XXIX entitled "Short-term Rental of Units" as follows:

XXIX.

**SHORT-TERM RENTAL OF UNITS**

No unit shall be rented as a boarding house, bed and breakfast, hotel, short-term rental or for any other transient occupancies, which shall be defined as a rental of all or any portion of the unit for any period of less than thirty (30) days. Notwithstanding the foregoing, a unit owner may lease their unit for a period of less than thirty (30) days only during each of the spring and fall sessions of the High Point Home Furnishings Market and the International Textile Alliance "Showtime" Market (collectively, the "High Point Markets") and within the one (1) week period immediately prior to and following the High Point Markets.

Submitted electronically by "Keziah Gates LLP"  
in compliance with North Carolina statutes governing recordable documents  
and the terms of the submitter agreement with the Guilford County Register of Deeds.

IN WITNESS WHEREOF, the undersigned officers certify that the foregoing amendment was duly adopted in the manner required by the Declaration and shall be effective as of the recording of said amendment.

Adopted this 21<sup>st</sup> day of November, 2019.

MARKET CENTER TOWERS ASSOCIATION, INC.

By: Della J. Wildfong  
President

Attest:

Jerry W. Watson  
Secretary

STATE OF NORTH CAROLINA

COUNTY OF GUILFORD

I certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated: Della J. Wildfong and Jerry W. Watson

Date: November 21, 2019

Grant W. Almond

Name: Grant W. Almond, Notary Public

My Commission Expires: 3/23/2021

SEAL

Grant W. Almond  
Notary Public  
Guilford County, NC

BK: R 8878  
PG: 2139 - 2141  
RECORDED:  
11/05/2024  
02:15:36 PM  
DEPUTY-GB  
BY: MISTY MARTIN

2024050150  
GUILFORD COUNTY, NC  
JEFF L. THIGPEN  
REGISTER OF DEEDS

NC FEE \$26.00

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**AMENDMENT TO DECLARATION OF CONDOMINIUM FOR  
MARKET CENTER TOWERS**

Prepared by Clayton J. Blazek  
Return to Bouldin Blazek PLLC, Post Office Box 16109, High Point, N.C. 27261

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**THIS AMENDMENT** dated October 29<sup>th</sup>, 2024, by **MARKET CENTER TOWERS ASSOCIATION, INC.**, a North Carolina nonprofit corporation (the "Association").

Background Statement

The Association is a planned community which is governed by the Declaration of Condominium for Market Center Towers, recorded in Deed Book 3172, Page 755, Guilford County Registry (the "Declaration"). The holders of at least sixty-seven percent (67%) of the votes in the Association have approved an amendment to the Declaration which are stated below. The written instruments and/or electronic records indicating the Owners approvals shall be kept with the corporate minute book of the Association.

**NOW, THEREFORE**, the Declaration is hereby amended to add a new Article XXX as follows:

XXX

**PARKING RULES AND RESTRICTIONS**

No trailers of any type, mobile house trailers, on or off wheels, recreational vehicles ("RVs"), motorcycles, scooters, motor homes, vehicles or enclosed bodies of the type which may be placed on or attached to a vehicle (known generally as "campers"), or boats or boat trailers shall be permitted, parked or stored in the Common Area, or on any street, or within any Lot.

Submitted electronically by "Bouldin Blazek PLLC"  
in compliance with North Carolina statutes governing recordable documents  
and the terms of the submitter agreement with the Guilford County Register of Deeds.

IN WITNESS WHEREOF, the undersigned officers certify that the foregoing amendment was duly adopted in the manner required by the Declaration and shall be effective as of the recording of said amendment.

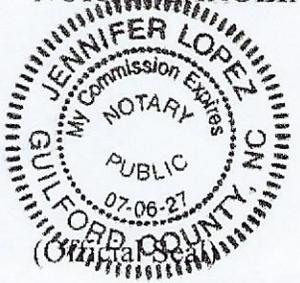
Adopted this 25 day of October, 2024

MARKET CENTER TOWERS ASSOCIATION, INC.

By: [Signature]  
President

NORTH CAROLINA

GUILFORD COUNTY



I certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated: Sandra Mitchell JL 10/29/24  
Thomas Martin ~~THOMAS~~

Date: 10/25/24

[Signature]  
Print Name: Jennifer Lopez

Attest:

Teresa Slane  
Secretary

NORTH CAROLINA

GUILFORD COUNTY



I certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated: Sound Mind JL 10/29/24  
teresa slane

Date: 10/25/24

Jennifer Lopez  
Print Name: Jennifer Lopez  
My Commission Expires: 07/06/2027