

FOR REGISTRATION  
Kimberly S. Hargrove  
REGISTER OF DEEDS  
Harnett County, NC  
2016 JUN 13 04:40:53 PM  
BK:3410 PG:77-79  
FEE:\$26.00  
INSTRUMENT # 2016008147  
TWESTER



MAIL AFTER RECORDING TO: J. Scott Flowers  
P.O. Box 2505  
Fayetteville, NC 28302

THIS INSTRUMENT WAS  
PREPARED BY: J. Scott Flowers  
Hutchens Law Firm

NORTH CAROLINA COUNTY OF HARNETT	SECOND AMENDMENT TO THE DECLARATION OF RESTRICTIONS OF OVERHILLS CREEK SUBDIVISION
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THIS Second Amendment to Declaration of Restrictions of Overhills Creek Subdivision upon the use of the real property described hereinafter (the "Second Amendment") is made and entered into this 7<sup>th</sup> day of June, 2016 by OVERHILLS CREEK HOMEOWNERS ASSOCIATION, INC. (the "Association").

**WITNESSETH:**

WHEREAS, North South Properties, L.L.C. was the declarant of the original Declaration of Restrictions of Overhills Creek Subdivision recorded in Book 2259, at Page 175 of the Harnett County Registry (the "Restrictive Covenants"); and

WHEREAS, the Restrictive Covenants formed the Association to serve as a homeowner's association for the management of Overhills Creek Subdivision; and

WHEREAS the Restrictive Covenants granted the Association the power to amend the Restrictive Covenants upon a 75% vote of the majority of the Owners as defined therein;

WHEREAS, the Association took a vote concerning certain amendments to the Restrictive Covenants, and more than 75% of the Owners voted to amend the Restrictive Covenants;

NOW THEREOFRE, the Restrictive Covenants are hereby amended as follows:

ARTICLE V  
USE RESTRICTIONS

17. Yard Maintenance. Each lot owner shall landscape and maintain their yard in a well manicured style so as to enhance their own as well as their neighbor's homes and lots. Grass should be kept at a reasonably short length and trees, shrubs and bushes shall be properly pruned and all yards kept free of weeds, trash and debris.
18. Maintenance of Primary Dwelling. Each lot owner shall maintain their principal dwelling in regards to repairs to siding, windows, doors, roofs, etc. at all times, to also include pressure washing as needed.

IN WITNESS WHEREOF, OVERHILLS CREEK HOMEOWNERS ASSOCIATION, INC., hereby causes this Amendment to the Declaration of Restrictions of Overhills Creek Subdivision to be signed this the 7<sup>th</sup> day of June, 2016.

OVERHILLS CREEK HOMEOWNERS ASSOCIATION, INC.

BY: Sammy Six (SEAL)  
ITS: Association Manager

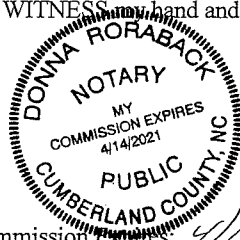
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STATE OF NORTH CAROLINA  
COUNTY OF CUMBERLAND

I certify that Tammy Six personally appeared before me this day and acknowledged that ~~he~~she is Association Manager of Overhills Creek Homeowners Association, Inc., and that ~~he~~she has authority to sign this document on behalf of Overhills Creek Homeowners Association, Inc.. The foregoing document was signed voluntarily by Tammy Six, in his/her capacity as Association Manager of Overhills Creek Homeowners Association, Inc. and sealed with its corporate seal.

WITNESS my hand and official stamp or seal, this 7<sup>th</sup> day of June, 2016.



Donna Forbach  
NOTARY PUBLIC,

Printed Name: Donna Forbach

My Commission Expires: 4/14/2021

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FOR REGISTRATION  
Kimberly S. Hargrove  
REGISTER OF DEEDS  
Harnett County, NC  
2016 JUN 13 04:40:53 PM  
BK:3410 PG:80-82  
FEE:\$26.00  
INSTRUMENT # 2016008148

TWESTER



MAIL AFTER RECORDING TO: J. Scott Flowers  
P.O. Box 2505  
Fayetteville, NC 28302

THIS INSTRUMENT WAS  
PREPARED BY: J. Scott Flowers  
Hutchens Law Firm

<b>NORTH CAROLINA</b>	<b>AMENDMENT TO THE DECLARATION</b>
<b>COUNTY OF HARNETT</b>	<b>OF RESTRICTIONS OF OVERHILLS CREEK SUBDIVISION</b>

THIS Amendment to Declaration of Restrictions of Overhills Creek Subdivision upon the use of the real property described hereinafter (the "Second Amendment") is made and entered into this 7<sup>th</sup> day of June, 2016 by OVERHILLS CREEK HOMEOWNERS ASSOCIATION, INC. (the "Association").

**WITNESSETH:**

WHEREAS, Kenneth H. Suggs and Eileen C. Suggs were the declarants of the following original Declarations of Restrictions of Overhills Creek Subdivision recorded in Book 1108, at Page 663, Book 1120, at Page 369, Book 1169, at Page 549, Book 1219, at Page 992, Book 1265, at Page 48, and Book 1694, at Page 746 of the Harnett County Registry (hereinafter collectively referred to as the "Restrictive Covenants"); and

WHEREAS, the homeowners within Overhills Creek Subdivision have formed the Association to serve as a homeowner's association for the management of Overhills Creek Subdivision; and

WHEREAS pursuant to N.C. Gen. Stat. § 47F-2-117, the Association has the power to amend the Restrictive Covenants upon a 67% vote of the majority of the homeowners with Overhills Creek Subdivision;

WHEREAS, the Association took a vote concerning certain amendments to the Restrictive Covenants, and more than 67% of the homeowners voted to amend the Restrictive Covenants;

NOW THEREOFRE, the Restrictive Covenants recorded in Book 1108, at Page 663, Book 1120, at Page 369, Book 1169, at Page 549, Book 1265, at Page 48, and Book 1694, at Page 746, of the Harnett County Registry are hereby amended as follows:

18. Yard Maintenance. Each lot owner shall landscape and maintain their yard in a well manicured style so as to enhance their own as well as their neighbor's homes and lots. Grass should be kept at a reasonably short length and trees, shrubs and bushes shall be properly pruned and all yards kept free of weeds, trash and debris.
19. Maintenance of Primary Dwelling. Each lot owner shall maintain their principal dwelling in regards to repairs to siding, windows, doors, roofs, etc. at all times, to also include pressure washing as needed.

NOW THEREFORE, the Restrictive Covenants recorded in Book 1219, at Page 992, of the Harnett County Registry are hereby amended as follows:

19. Yard Maintenance. Each lot owner shall landscape and maintain their yard in a well manicured style so as to enhance their own as well as their neighbor's homes and lots. Grass should be kept at a reasonably short length and trees, shrubs and bushes shall be properly pruned and all yards kept free of weeds, trash and debris.
20. Maintenance of Primary Dwelling. Each lot owner shall maintain their principal dwelling in regards to repairs to siding, windows, doors, roofs, etc. at all times, to also include pressure washing as needed.

IN WITNESS WHEREOF, OVERHILLS CREEK HOMEOWNERS ASSOCIATION, INC., hereby causes this Amendment to the Declaration of Restrictions of Overhills Creek Subdivision to be signed this the 7<sup>th</sup> day of June, 2016.

OVERHILLS CREEK HOMEOWNERS ASSOCIATION, INC.

BY: Dammy Siv (SEAL)  
ITS: Association Manager

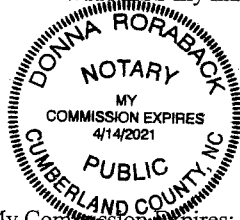
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STATE OF NORTH CAROLINA  
COUNTY OF CUMBERLAND

I certify that Tammy Siv personally appeared before me this day and acknowledged that he/she is Association Manager of Overhills Creek Homeowners Association, Inc., and that he/she has authority to sign this document on behalf of Overhills Creek Homeowners Association, Inc.. The foregoing document was signed voluntarily by Tammy Siv, in his/her capacity as Association Manager of Overhills Creek Homeowners Association, Inc. and sealed with its corporate seal.

WITNESS my hand and official stamp or seal, this 7<sup>th</sup> day of June, 2016.



Donna Roraback  
NOTARY PUBLIC,  
Printed Name: Donna Roraback

My Commission Expires: 4/14/2021

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FOR REGISTRATION  
Kimberly S. Hargrove  
REGISTER OF DEEDS  
Harnett County, NC  
2016 JUN 13 04:40:53 PM  
BK: 3410 PG: 83-86  
FEE: \$26.00  
INSTRUMENT # 2016008149  
TWESTER



MAIL AFTER RECORDING TO: J. Scott Flowers  
P.O. Box 2505  
Fayetteville, NC 28302

THIS INSTRUMENT WAS  
PREPARED BY: J. Scott Flowers  
Hutchens Law Firm

NORTH CAROLINA	SECOND AMENDMENT TO THE
COUNTY OF HARNETT	DECLARATION OF RESTRICTIONS OF OVERHILLS CREEK SUBDIVISION

THIS Second Amendment to Declaration of Restrictions of Overhills Creek Subdivision upon the use of the real property described hereinafter (the "Second Amendment") is made and entered into this 7<sup>th</sup> day of June, 2016 by OVERHILLS CREEK HOMEOWNERS ASSOCIATION, INC. (the "Association").

**WITNESSETH:**

WHEREAS, W. S. Wellons Corporation was the declarant of the following original Declarations of Restrictions of Overhills Creek Subdivision recorded in Book 1372, at Page 635, Book 1434, at Page 845, Book 1539, at Page 444, Book 1694, at Page 746, Book 1694, at Page 749, Book 1877, at Page 616, Book 2059, at Page 200, and Book 2562, at Page 20 of the Harnett County Registry (hereinafter collectively referred to as the "Restrictive Covenants"); and

WHEREAS, the homeowners within Overhills Creek Subdivision have formed the Association to serve as a homeowner's association for the management of Overhills Creek Subdivision; and

WHEREAS pursuant to N.C. Gen. Stat. § 47F-2-117, the Association has the power to amend the Restrictive Covenants upon a 67% vote of the majority of the homeowners with Overhills Creek Subdivision;

WHEREAS, the Association took a vote concerning certain amendments to the Restrictive Covenants, and more than 67% of the homeowners voted to amend the Restrictive Covenants;

NOW THEREOFRE, the Restrictive Covenants are hereby amended as follows:

18. Yard Maintenance. Each lot owner shall landscape and maintain their yard in a well manicured style so as to enhance their own as well as their neighbor's homes and lots. Grass should be kept at a reasonably short length and trees, shrubs and bushes shall be properly pruned and all yards kept free of weeds, trash and debris.
19. Maintenance of Primary Dwelling. Each lot owner shall maintain their principal dwelling in regards to repairs to siding, windows, doors, roofs, etc. at all times, to also include pressure washing as needed.

IN WITNESS WHEREOF, OVERHILLS CREEK HOMEOWNERS ASSOCIATION, INC., hereby causes this Amendment to the Declaration of Restrictions of Overhills Creek Subdivision to be signed this the 7<sup>th</sup> day of June, 2016.

OVERHILLS CREEK HOMEOWNERS ASSOCIATION, INC.

BY: Johnny Siv (SEAL)  
ITS: Association Manager

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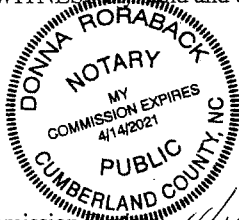


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STATE OF NORTH CAROLINA  
COUNTY OF CUMBERLAND

I certify that Tammy Six personally appeared before me this day and acknowledged that he/she is Association Manager of Overhills Creek Homeowners Association, Inc., and that he/she has authority to sign this document on behalf of Overhills Creek Homeowners Association, Inc.. The foregoing document was signed voluntarily by Tammy Six, in his/her capacity as Association Manager of Overhills Creek Homeowners Association, Inc. and sealed with its corporate seal.

WITNESS my hand and official stamp or seal, this 12 day of June, 2016.



Donna Roraback  
NOTARY PUBLIC,

Printed Name: Donna Roraback

My Commission Expires: 4/14/2021

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FOR REGISTRATION  
Kimberly S. Hargrove  
REGISTER OF DEEDS  
Harnett County, NC  
2016 JUN 13 04:40:53 PM  
BK:3410 PG:74-76  
FEE:\$26.00  
INSTRUMENT # 2016008146  
TWESTER



MAIL AFTER RECORDING TO: J. Scott Flowers  
P.O. Box 2505  
Fayetteville, NC 28302

THIS INSTRUMENT WAS  
PREPARED BY: J. Scott Flowers  
Hutchens Law Firm

<b>NORTH CAROLINA</b>	<b>SECOND AMENDMENT TO THE</b>
<b>COUNTY OF HARNETT</b>	<b>DECLARATION OF RESTRICTIONS OF</b>
	<b>OVERHILLS CREEK SUBDIVISION</b>

THIS Second Amendment to Declaration of Restrictions of Overhills Creek Subdivision upon the use of the real property described hereinafter (the "Second Amendment") is made and entered into this 7<sup>th</sup> day of June, 2016 by OVERHILLS CREEK HOMEOWNERS ASSOCIATION, INC. (the "Association").

**WITNESSETH:**

WHEREAS, North South Properties, L.L.C. was the declarant of the following original Declarations of Restrictions of Overhills Creek Subdivision recorded in Book 2088, at Page 213, Book 2152, at Page 991, Book 2215, at Page 337, Book 2305, at Page 679, and Book 2439, at Page 882 of the Harnett County Registry (hereinafter collectively referred to as the "Restrictive Covenants"); and

WHEREAS, the Restrictive Covenants formed the Association to serve as a homeowner's association for the management of Overhills Creek Subdivision; and

WHEREAS the Restrictive Covenants granted the Association the power to amend the Restrictive Covenants upon a 75% vote of the majority of the Owners as defined therein;

WHEREAS, the Association took a vote concerning certain amendments to the Restrictive Covenants, and more than 75% of the Owners voted to amend the Restrictive Covenants;

NOW THEREOFRE, the Restrictive Covenants are hereby amended as follows:

ARTICLE V  
USE RESTRICTIONS

17. Yard Maintenance. Each lot owner shall landscape and maintain their yard in a well manicured style so as to enhance their own as well as their neighbor's homes and lots. Grass should be kept at a reasonably short length and trees, shrubs and bushes shall be properly pruned and all yards kept free of weeds, trash and debris.
18. Maintenance of Primary Dwelling. Each lot owner shall maintain their principal dwelling in regards to repairs to siding, windows, doors, roofs, etc. at all times, to also include pressure washing as needed

IN WITNESS WHEREOF, OVERHILLS CREEK HOMEOWNERS ASSOCIATION, INC., hereby causes this Amendment to the Declaration of Restrictions of Overhills Creek Subdivision to be signed this the 7<sup>th</sup> day of June, 2016.

OVERHILLS CREEK HOMEOWNERS ASSOCIATION, INC.

BY: Jimmy Six (SEAL)  
ITS: Association Manager

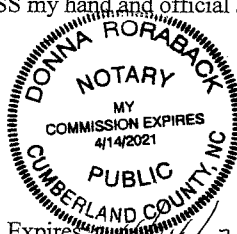
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STATE OF NORTH CAROLINA  
COUNTY OF CUMBERLAND

I certify that Tanya Six personally appeared before me this day and acknowledged that ~~he~~ she is Association Manager of Overhills Creek Homeowners Association, Inc., and that he/she has authority to sign this document on behalf of Overhills Creek Homeowners Association, Inc.. The foregoing document was signed voluntarily by Tanya Six, in ~~his~~ her capacity as Association Manager of Overhills Creek Homeowners Association, Inc. and sealed with its corporate seal.

WITNESS my hand and official stamp or seal, this 7<sup>th</sup> day of June, 2016.



Donna Rorabach  
NOTARY PUBLIC,

Printed Name: Donna Rorabach

My Commission Expires: 4/14/2021

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