

FILED ELECTRONICALLY
CUMBERLAND COUNTY NC
J. LEE WARREN, JR.

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Prepared by and return to: F. Stuart Clarke, THORP AND CLARKE, PA
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NORTH CAROLINA **AMENDMENT TO DECLARATION OF COVENANTS,
CONDITIONS AND RESTRICTIONS OF**
CUMBERLAND COUNTY **VILLAS OF LOCKWOOD PARK CONDOMINIUMS**

THIS AMENDMENT TO DECLARATION, entered into this the 23rd day of July, 2014, by **FOX AND LOYD PROPERTIES, LLC**, hereinafter referred to as "**Declarant**";

WITNESSETH:

WHEREAS, pursuant to Article XLV, the Declarant has the right to alter or amend the Declaration of the Villas of Lockwood Park Condominiums as recorded in Book 6997, Page 35, Cumberland County Registry; and

WHEREAS, Declarant desires to amend said Declaration of the Villas of Lockwood Park Condominiums as recorded in Book 6997, Page 35, Cumberland County Registry.

NOW THEREFORE, Developer does hereby amend said Declarations in pertinent part as follows:

1. Article XXV, the last sentence of Article XXV is deleted and the following is substituted therefor:

....."All doors, window frames, panes and screens, to include all screening on screened in porches, are a part of the respective Condominium Units and shall be maintained by the respective Unit Owners.

All dryer vents, water heaters and air conditioning drain lines shall be maintained by the respective Unit Owners. Each owner must cause an inspection to be made of dryer vents, water heaters and air conditioning unit drain lines annually. When necessary the Unit Owners shall cause any maintenance and/or repairs to be made. Proof of inspection and repairs shall be furnished to the Owners Association on an annual basis.

Access to crawlspaces under all buildings in the condominium regime shall be limited to the condominium owners association or representatives of the owners association. No Unit Owner shall have access to the crawl spaces.”

2. Exhibit “D”, Article III, Section 2, is amended pursuant to the attached Exhibit “A”.

Except as specifically amended herein, all other items shall remain the same.

This the 23rd day of July, 2014.

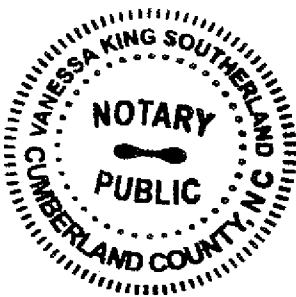
FOX AND LOYD PROPERTIES, LLC

By: *F. Royal Loyd, Jr.*
Name: F. Royal Loyd, Jr.
Title: member-manager

NORTH CAROLINA
CUMBERLAND COUNTY

I, Vanessa King Sutherland, a Notary Public for said County and State, do hereby certify that F. ROYAL LOYD, JR., personally came before me this day and acknowledged that he is member-manager of FOX AND LOYD PROPERTIES, LLC, a NC limited liability company, and that by authority duly given and as the act of the entity, he signed the foregoing instrument in its name an on its behalf as its act and deed.

This the 23rd day of July, 2014.



Vanessa King Sutherland
Official Signature of Notary
Notary's printed typed name: Vanessa King Sutherland
My Commission Expires: 11/29/2018

EXHIBIT "A"

AMENDMENT TO BY-LAWS
OF
VILLAS OF LOCKWOOD CONDOMINIUM
OWNERS ASSOCIATION, INC.

Pursuant to Article VII, Section 5, the By-law are hereby amended by affirmative vote of a majority of the Directors holding office.

Pursuant to said vote, Article III, Section 2 shall be amended to read as follows:

"The affairs of the Association shall be managed by a Board of three (3) Directors. The original Board of Directors shall consist of three (3) members. At the first annual meeting the members shall elect Directors. Upon vacancy of a directorship the members shall elect a replacement director."

IN TESTIMONY WHEREOF, the undersigned have set their hands and seals this the ____ day of _____, 20__.

_____(SEAL)
_____, Director

_____(SEAL)
_____, Director

_____(SEAL)
_____, Director