

FILED  
CUMBERLAND COUNTY NC  
J. LEE WARREN, JR.  
REGISTER OF DEEDS

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FILED Feb 25, 2013  
AT 10:02:00 am  
BOOK 09120  
START PAGE 0182  
END PAGE 0185  
INSTRUMENT # 07063  
RECORDING \$26.00  
EXCISE TAX (None)

DJ

**SECOND AMENDMENT OF THE DECLARATION OF  
COVENANTS, CONDITIONS AND RESTRICTIONS  
FOR  
TRAEMOOR AT LAKEWOOD,  
SECTION TWO, PHASE TWO,  
ANNEXATION OF ADDITIONAL LOTS  
IN SECTIONS THREE, FOUR AND FIVE**

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Prepared By & Return to: John G. Briggs III, Atty., Lewis, Deese, Nance & Briggs LLP,  
Post Office Drawer 1358, Fayetteville, North Carolina 28302

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This SECOND AMENDMENT OF THE DECLARATION OF COVENANTS,  
CONDITIONS AND RESTRICTIONS is made and entered into this the 20<sup>th</sup> day of February,  
2013, by **HCC INVESTMENTS, LLC**, a North Carolina Limited Liability Company  
("Declarant" or "Developer"), and **BRANCH BANKING & TRUST COMPANY** ("Lender"),  
and **BB&T COLLATERAL SERVICE CORPORATION** ("Trustee");

**WITNESSETH**

**WHEREAS**, Declarant is the original maker and Declarant of the Declaration of  
Covenants, Conditions and Restrictions for Traemoor at Lakewood, Section Two, Phase Two,  
recorded in Book 7706, at Page 277, on September 25, 2007 at 08:11:49 am, Cumberland County  
Registry, North Carolina (the "Declaration"); and

**WHEREAS**, multiple lots located in said subdivision were not made subject to the  
Declaration referenced above herein.

**WHEREAS**, Declarant desires to annex said multiple lots located in Traemoor at Lakewood situate in Sections Three, Four and Five, and therefore subject said lots to the Declaration; and

**WHEREAS**, Lender has a loan secured on certain lots located in said subdivision, and Lender and its Trustee are joining this agreement.

**WHEREAS**, the Declaration provides in Article X, Section One, that the Declaration may be amended at any time by Declarant as long as Declarant owns any lot in the subdivision; Declarant owns multiple lots within said subdivision;

**NOW THEREFORE**, Declarant does hereby desire to amend the Declaration in order to join multiple lots described herein below in annexation by this Second Amendment to the Declaration by execution hereof and declare that all properties described herein below shall be held, sold and conveyed subject to the Declaration recorded in Book 7706, at Page 277, on September 25, 2007 at 08:11:49 am, Cumberland County Registry, North Carolina, which Declaration is for the purpose of protecting the value and desirability of and for promoting uniformity and plan of development, and which shall run with the real property and be binding on all parties having any right, title or interest in the described properties or any part thereof, their heirs, successors and assigns, and shall inure to the benefit of each owner thereof.

The following lots, by this Second Amendment, shall hereby be subject to the Declaration referenced above:

- A) **BEING all of Lots 46, 50, 51 and 54 as shown on that plat of survey entitled "TRAEMOOR AT LAKEWOOD, SECTION FIVE" duly recorded in Plat Book 114, at Page 57, Cumberland County Registry, North Carolina.**
- B) **BEING all of Lots 84 and 91 as shown on that plat of survey entitled "TRAEMOOR AT LAKEWOOD, SECTION THREE" duly recorded in Plat Book 112, at Page 29, Cumberland County Registry, NC.**
- C) **BEING all of Lots 92, 93, 95, 96, 97 and 98 as shown on that plat of survey entitled "SUBDIVISION OF LOTS 92, 93, 97-98, TRAEMOOR AT LAKEWOOD, SECTION FOUR" duly recorded in Plat Book 130, at Page 61, Cumberland County Registry, NC.**

IN WITNESS WHEREOF, Declarant has caused this Second Amendment to be signed as of the date first written above.

HCC INVESTMENTS, LLC, a North Carolina  
Limited Liability Company, Declarant

By: [Signature]  
Jackie Hairr, Manager

BRANCH BANKING & TRUST COMPANY  
Lender

By: [Signature]  
Printed Name: Reid A Horne  
Title: Sr Vice President

BB&T COLLATERAL SERVICE  
CORPORATION  
Trustee

By: [Signature]  
Printed Name: William Brooks  
Title: Vice President

STATE OF NORTH CAROLINA  
COUNTY OF CUMBERLAND

I certify that the following person(s) personally appeared before me this day and acknowledged to me that he or she voluntarily signed the foregoing document(s) for the purposes stated therein and in the capacity indicated:

**Name of Principals: Jackie Hairr, Manager of HCC Investments, LLC, a North Carolina Limited Liability Company, Declarant.**

Date: 2-21-13 [Signature] DONNA H. PETERSON  
Notary Public North Carolina  
CUMBERLAND COUNTY  
My Commission Expires 5-18-2016

My Comm. Expires: 5-18-2016  
Donna H. Peterson  
Printed Name of Notary Public

(N.P. SEAL)

STATE OF NORTH CAROLINA  
COUNTY OF CUMBERLAND

I certify that the following person(s) personally appeared before me this day and acknowledged to me that he or she voluntarily signed the foregoing document(s) for the purposes stated therein and in the capacity indicated:

Name of Principals: Reid A. Horne as Sr Vice President of Branch Banking & Trust Company, Lender.

Date: 2/20/13 Naomi L. Holloway  
Notary Public

My Comm. Expires: 8th Aug 2015  
Naomi L. Holloway  
Printed Name of Notary Public

(N.P. SEAL)

STATE OF NORTH CAROLINA  
COUNTY OF CUMBERLAND

I certify that the following person(s) personally appeared before me this day and acknowledged to me that he or she voluntarily signed the foregoing document(s) for the purposes stated therein and in the capacity indicated:

Name of Principals: William Brooks as Vice President of BB&T Collateral Service Corporation, Trustee.

Date: 2/20/13 Naomi L. Holloway  
Notary Public

My Comm. Expires: 8th Aug 2015  
Naomi L. Holloway  
Printed Name of Notary Public

(N.P. SEAL)