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ued By: Wendy H. Hughes  
The Law Firm of Hutchens & Senter  
Fay, NC

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THIRD AMENDMENT TO DECLARATION OF  
HUFF BUILT OFFICE CONDOMINIUMS

GEORGE E. TATUM  
REGISTER OF DEEDS  
CUMBERLAND CO., N.C.

16035

WHEREAS, Breezewood Associates, LLC, a North Carolina Limited Liability Company Carolina, H & H Investments, Inc., a North Carolina corporation, Ralph Huff Family Limited Partnership, a North Carolina limited partnership, and Breezewood Six, LLC, a North Carolina Limited Liability Company, as Declarants and Co-Declarants under the terms of the Amended Declaration of Condominium of Huff Built Office Condominiums do hereby amend the Declaration of Condominium of Huff Built Office Condominiums recorded in Book 5226, Page 281, as previously amended at Book 5615, Page 314, said amendment being re-recorded in Book 5720 Page 773, and as previously amended at Book 5615, Page 341, said amendment being re-recorded in Book 5720, Page 0802 Cumberland County Registry, as provided for by the Declaration of Condominiums as follows:

1. The additional real property, together with improvements known and described as "Huff Built Office Condominiums, Phase Six" shall be and are hereby subjected to the terms of the Declaration of Condominium of Huff Built Office Condominiums, as amended. Phase Six, Huff Built Office Condominiums consists of approximately .70 acres of land located in Cross Creek Township, Cumberland County, North Carolina, together with a six-unit office condominium building. The real property is more specifically described on Exhibit "A" which is attached hereto and incorporated herein by reference.

2. The individual condominium units, the common area and the limited common area are more specifically described in Exhibit "B", attached hereto and incorporated herein by reference. See Condominium Plat Book 6 at Pages 10 through 12, Cumberland County Registry.

3. Exhibit "C" to the Declaration, entitled "Percentage Interest of Common Area, Common Expenses and Votes in Huff Built Office Condominium Owner's Association, Inc.", is amended by substituting for the previously recorded Exhibit "C" a new Exhibit "C" which is attached hereto and incorporated herein by reference.

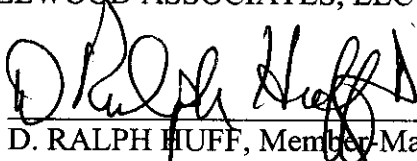
4. The "Site Plan and Plans" as those terms are defined by statute are incorporated hereby by reference in Exhibit "B" and are recorded at Condominium Plat Book 6, Pages 10 through 12, Cumberland County Registry.


5. Except as specifically amended, all terms and provisions of the Declaration, as amended, remain full force and effect and are incorporated herein by reference to this Amendment to Declaration.


IN WITNESS WHEREOF, Breezewood Associates, LLC, H & H Investments, Inc., Ralph Huff Family Limited Partnership and Breezewood Six, LLC have caused this Amendment of Declaration to be executed by the appropriate officers, agents, members and sealed this 8<sup>th</sup> of March, 2002.

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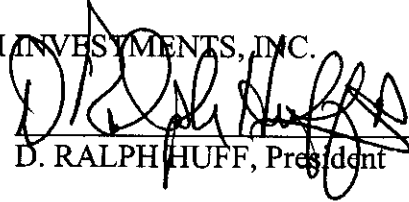
BREEZEWOOD ASSOCIATES, LLC

BY:  (SEAL)  
D. RALPH HUFF, Member-Manager

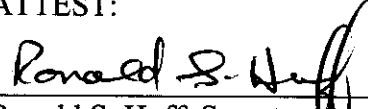
BY:  (SEAL)  
W. LYNDO TIPPETT, Member-Manager

BY:  (SEAL)  
HAROLD D. TYNDALL, Member-Manager

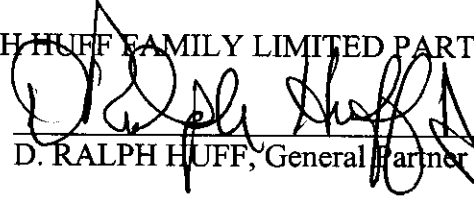
H & H INVESTMENTS, INC.

BY:  (SEAL)  
D. RALPH HUFF, President

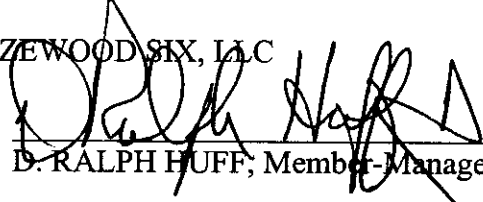
ATTEST:


  
Ronald S. Huff, Secretary

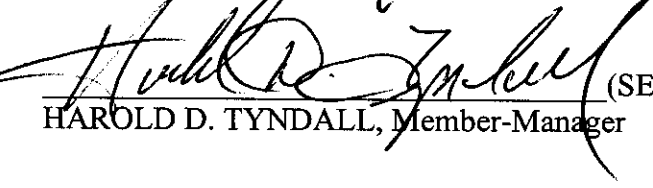
RALPH HUFF FAMILY LIMITED PARTNERSHIP

BY:  (SEAL)  
D. RALPH HUFF, General Partner

BREEZEWOOD SIX, LLC

BY:  (SEAL)  
D. RALPH HUFF, Member-Manager

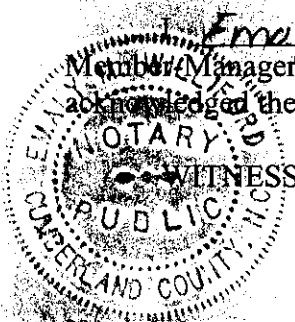
BY:  (SEAL)  
THOMAS BRADFORD, Member-Manager

BY:  (SEAL)  
HAROLD D. TYNDALL, Member-Manager

\*\*\*\*\*

STATE OF NORTH CAROLINA  
COUNTY OF CUMBERLAND

I, Emaly M. Willis a Notary Public, do hereby certify that D. RALPH HUFF, a Member-Manager of Breezewood Place, LLC, personally appeared before me this day and acknowledged the due execution of the foregoing instrument.



WITNESS my Hand and Seal this the 8 day of March, 2002.

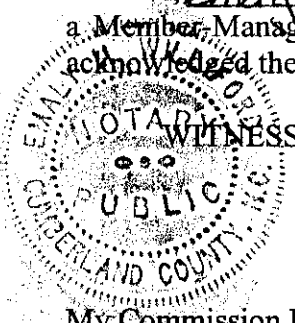
Emaly M. Willis  
NOTARY PUBLIC

My Commission Expires: 12-14-05

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STATE OF NORTH CAROLINA  
COUNTY OF CUMBERLAND

I, Emaly M. Willis a Notary Public, do hereby certify that W. LYNDO TIPPETT, a Member-Manager of Breezewood Place, LLC, personally appeared before me this day and acknowledged the due execution of the foregoing instrument.



WITNESS my Hand and Seal this the 8 day of March, 2002.

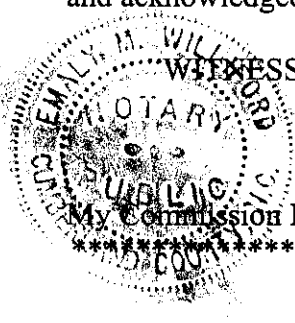
Emaly M. Willis  
NOTARY PUBLIC

My Commission Expires: 12-14-05

\*\*\*\*\*

STATE OF NORTH CAROLINA  
COUNTY OF CUMBERLAND

I, Emaly M. Willis a Notary Public, do hereby certify that HAROLD D. TYNDALL, a Member-Manager of Breezewood Place, LLC, personally appeared before me this day and acknowledged the due execution of the foregoing instrument.



WITNESS my Hand and Seal this the 8 day of March, 2002.

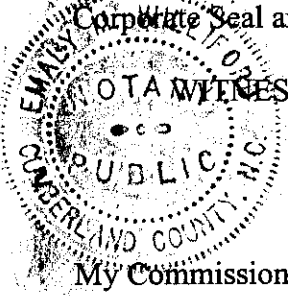
Emaly M. Willis  
NOTARY PUBLIC

My Commission Expires: 12-14-05

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STATE OF NORTH CAROLINA  
COUNTY OF CUMBERLAND

I, Emily M. Williford Notary Public, do hereby certify that Ronald S. Huff personally appeared before me this day and acknowledged that she/he is the \_\_\_\_\_ Secretary of H & H Investments, Inc., a Corporation, and that by authority duly given and as the act of the Corporation, the foregoing instrument was signed in its name by its President, sealed with its Corporate Seal and attested by herself/himself as \_\_\_\_\_ Secretary.



WITNESS my Hand and Seal this the 8 day of March, 2002.

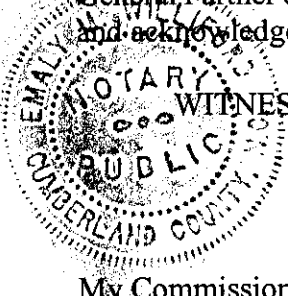
Emily M. Williford  
NOTARY PUBLIC

My Commission Expires: 12-14-05

\*\*\*\*\*

STATE OF NORTH CAROLINA  
COUNTY OF CUMBERLAND

I, Emily M. Williford a Notary Public, do hereby certify that D. RALPH HUFF, General Partner of Ralph Huff Family Limited Partnership, personally appeared before me this day and acknowledged the due execution of the foregoing instrument.



WITNESS my Hand and Seal this the 8 day of March, 2002.

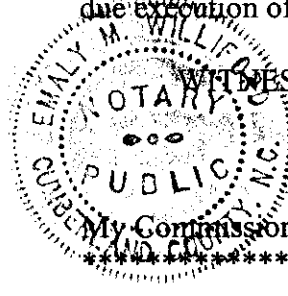
Emily M. Williford  
NOTARY PUBLIC

My Commission Expires: 12-14-05

\*\*\*\*\*

STATE OF NORTH CAROLINA  
COUNTY OF CUMBERLAND

I, Emily M. Williford a Notary Public, do hereby certify that D. RALPH HUFF, Member-Manager of Breezewood Six, LLC, personally appeared before me this day and acknowledged the due execution of the foregoing instrument.



WITNESS my Hand and Seal this the 8 day of March, 2002.

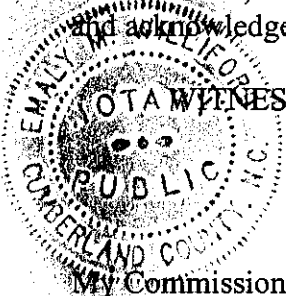
Emily M. Williford  
NOTARY PUBLIC

My Commission Expires: 12-14-05

\*\*\*\*\*

STATE OF NORTH CAROLINA  
COUNTY OF CUMBERLAND

I, Emily M. Williford a Notary Public, do hereby certify that THOMAS BRADFORD, a Member-Manager of Breezewood Six, LLC, personally appeared before me this day and acknowledged the due execution of the foregoing instrument.



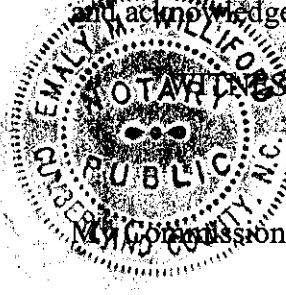
WITNESS my Hand and Seal this the 8 day of March, 2002.

Emily M. Williford  
NOTARY PUBLIC

My Commission Expires: 12-14-05

STATE OF NORTH CAROLINA  
COUNTY OF CUMBERLAND

I, Emily M. Williford a Notary Public, do hereby certify that HAROLD D. TYNDALL, a Member-Manager of Breezewood Six, LLC, personally appeared before me this day and acknowledged the due execution of the foregoing instrument.



WITNESS my Hand and Seal this the 8 day of March, 2002.

Emily M. Williford  
NOTARY PUBLIC

My Commission Expires: 12-14-05

The foregoing Certificate(s) of Emily M. Williford  
is/are certified to be correct. This instrument and this certificate are duly registered at the date and time and in the Book and Page shown on the first page hereof.  
By George E. Tatum REGISTER OF DEEDS FOR CUMBERLAND COUNTY, Deputy/Assistant - Register of Deeds

EXHIBIT "A"  
THIRD AMENDMENT TO DECLARATION OF  
HUFF BUILT OFFICE CONDOMINIUMS

BEGINNING at an existing iron in the southern right-of-way of Breezewood Avenue (40 foot right-of-way), said iron being the northwest corner of Lot 2A of the Subdivision of Lot 2 Huff Built Office Condominiums as recorded in Plat Book 103, Page 75 Cumberland County, North Carolina Registry and running with said right-of-way of Breezewood North 81 degrees 45 minutes 00 seconds East, 130.06 feet to an existing iron;

thence continuing with said right-of-way North 82 degrees 00 minutes 27 seconds East, 15.01 feet to a point;

thence leaving said right-of-way and running South 07 degrees 59 minutes 33 seconds East, 135.41 feet to a point;

thence South 81 degrees 45 minutes 00 seconds West, 21.46 feet to a point;

thence South 08 degrees 15 minutes 00 seconds East, 111.61 feet to an existing iron in the northern right-of-way of the A & R Railroad (80 foot right-of-way);

thence running with said right-of-way North 78 degrees 14 minutes 42 seconds West, 130.90 feet to an existing iron;

thence leaving said railroad right-of-way and running North 08 degrees 15 minutes 00 seconds West, 202.31 feet to the beginning.

Containing 0.70 acres, more or less. And being all of Lot 2A as shown on a plat recorded in Plat Book 103, Page 75 of the Cumberland County, North Carolina Registry.

Property subject to any and all easements of record. (See also Condo Book 5, Page 146).

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EXHIBIT "B"  
THIRD AMENDMENT TO DECLARATION OF  
HUFF BUILT OFFICE CONDOMINIUMS

SEE CONDOMINIUM PLAT BOOK 6, AT PAGES 10 THROUGH 12,  
CUMBERLAND COUNTY REGISTRY, NORTH CAROLINA.

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EXHIBIT "C"  
THIRD AMENDMENT TO DECLARATION OF HUFF BUILT OFFICE  
CONDOMINIUM

PERCENTAGE INTEREST OF COMMON AREA, COMMON EXPENSES AND VOTES IN  
HUFF BUILT OFFICE CONDOMINIUMS

PHASE ONE

Unit No.*	Fair Market Value	Percent Interest
100	\$145,700	2.71
101	\$35,300	0.66
102	\$52,500	0.98
103	\$35,700	0.66
200	\$77,800	1.45
Reserved for Future Units	\$190,300**	3.54

PHASE TWO

Unit No.*	Fair Market Value	Percent Interest
100	\$232,750	4.33
101	\$111,750	2.08
Reserved for Future Units	\$344,500**	6.41



EXHIBIT "C" CONTINUED

PHASE THREE

Unit No.*	Fair Market Value	Percent Interest
100	\$285,200	5.31
101	\$262,300	4.88
102	\$76,500	1.42
200	\$681,800	12.68

PHASE FOUR

Unit No.*	Fair Market Value	Percent Interest
100	\$293,000	5.45
101	\$177,680	3.31
102	\$117,600	2.19
103	\$71,200	1.32
201	\$253,650	4.72
202	\$413,270	7.67

PHASE SIX

Unit No.*	Fair Market Value	Percent Interest
100	\$155,000	2.88
101	\$155,000	2.88
102	\$77,300	1.44
103	\$300,000	5.58
200	\$438,000	8.15
201	\$392,150	7.30

\* The Units are sometimes referred to as Suites and the terms "Units" and "Suites" have synonymous meanings for purposes of this Declaration and this Condominium.

\*\*Declarant reserves the right to adjust and allocate the fair market value of any Unit as constructed consistent with the terms of this Declaration and applicable law.

FAUSERSVICORP/TALLSTON3rdamend.wpd