

BK 6982 PG 358

039455

RECEIVED
8-22-2005 AM 11:24:33
J. LEE WARREN JR.
REGISTER OF DEEDS
CUMBERLAND CO., N.C.

Prepared By and Return To:
Reaves & Reaves, PLLC
P.O. Box 53187
Fayetteville, NC 28305

**FIRST AMENDMENT TO
DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS
FOR KINGS GRANT TOWNHOMES**

(Building 25)

This First Amendment to Declaration of Covenants, Conditions and Restrictions for Kings Grant Townhomes (this "First Amendment") is made and entered into as of the 18 day of August, 2005 by **QUARTERMAIN CONSTRUCTION COMPANY, LLC**, a North Carolina limited liability company (the "Declarant").

W I T N E S S E T H:

WHEREAS, Declarant executed and caused to be recorded that certain Declaration of Covenants, Conditions and Restrictions for Kings Grant Townhomes recorded in Book 6449, Page 534, Cumberland County Registry (the "Townhome Declaration"), the terms of which are incorporated herein by this reference; and

WHEREAS, said Declaration applied to and covered a portion of the Kings Grant townhome development as referenced therein (the "Townhome Development"); and

WHEREAS, Section 3 of said Townhome Declaration provided that Declarant may annex additional property into the Townhome Development.

WHEREAS, the Declarant is the owner of and has caused to be recorded a plat entitled "Kings Grant Section C, Phase 1, Building 25, Lots 1, 2, 3" of Kings Grant Subdivision, as recorded in Plat Book 115, Page 6, Cumberland County Registry (the "Additional Townhome Section"); and

WHEREAS, the Declarant desires that the Additional Townhome Section also become subject to the terms of the Townhome Declaration.

NOW, THEREFORE, in consideration of the mutual covenants contained in the Declaration and other good and valuable consideration, the Declarant hereby expressly declares that the Additional Townhome Section is hereby incorporated and made subject to the Townhome Declaration. Said property shall be subject to the restrictions and obligations as described therein and shall also benefit from all easements and other rights as described therein.

[The Remainder of This Page Intentionally Left Blank]

IN WITNESS WHEREOF, Declarant has set its hand as of the day and year first above written.

DECLARANT:

QUARTERMAIN CONSTRUCTION
COMPANY, LLC

By: SRW Builders, Inc., Member/Manager

By: Sharlene R. Williams
____ President

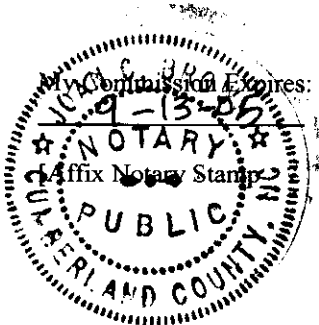
STATE OF NORTH CAROLINA

COUNTY OF CUMBERLAND

I, Joan C. Brown, a Notary Public of said County and State, do hereby certify that Sharlene R. Williams personally appeared before me this day and acknowledged that he/she is the _____ President of SRW Builders, Inc., a North Carolina corporation, said corporation being the sole member/ manager of Quartermain Construction Company, LLC, a North Carolina limited liability company, and that he/she, as _____ President, being authorized to do so, executed the foregoing on behalf of the corporation.

WITNESS my hand and official seal or stamp, this the 18 day of August, 2005.

Joan C Brown
Notary Public



The foregoing Certificate(s) of Joan C Brown

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 Cynthia O Sander J. LEE WARREN, JR. REGISTER OF DEEDS FOR CUMBERLAND COUNTY, Deputy/Assistant - Register of Deeds