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Prepared By and Return To:  
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**SECOND AMENDMENT TO DECLARATION OF COVENANTS AND  
EASEMENTS FOR KINGSBURY RIDGE**

THIS SECOND AMENDMENT TO DECLARATION OF COVENANTS AND  
EASEMENTS FOR KINGSBURY RIDGE (this "Amendment") is made and entered into  
by Kingsbury Ridge, LLC, a North Carolina limited liability company ("Declarant").

W I T N E S S E T H:

WHEREAS, Declarant is the developer of the Kingsbury Ridge subdivision (the  
"Subdivision");

WHEREAS, Declarant imposed upon the Subdivision certain restrictive  
covenants as set forth in that certain Declaration of Covenants and Easements for  
Kingsbury Ridge recorded in Book 11932, Page 207, as amended by First Amendment in  
Book 11944, Page 748, Cumberland County, NC Registry (together, the "Declaration");

WHEREAS, the Subdivision remains within the Period of Declarant Control; and

WHEREAS, Declarant desires to further modify the Declaration.

NOW, THEREFORE, for and in consideration of the mutual covenants herein  
contained, and other good and valuable consideration, and pursuant to authority set forth  
Article XII, Section 2 of the Declaration (as well as authority as may be found elsewhere  
in the Declaration), the Declarant hereby modifies the Declaration as follows:

1. The second paragraph of Article VII, Section 1 of the Declaration is deleted in its entirety.
2. Except as specifically amended by this Amendment, the Declaration remains unchanged and in full force and effect, and the undersigned by its execution hereof hereby ratifies, affirms and approves the Declaration, as specifically amended hereby. All capitalized terms in this Amendment that are not defined herein shall have the same meanings given to them in the Declaration.

**[The Remainder of This Page Intentionally Left Blank;  
Signature Page Attached Hereto]**

IN WITNESS WHEREOF, the undersigned has executed this Amendment as of the date set forth in the below notary acknowledgment.

DECLARANT:

KINGSBURY RIDGE, LLC

By:

  
D. Ralph Huff, III  
Manager

STATE OF NORTH CAROLINA

COUNTY OF Cumberland

I certify that the following person personally appeared before me this day, acknowledging to me that he voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated: D. Ralph Huff, III in his capacity as Manager of Kingsbury Ridge, LLC, a North Carolina limited liability company.

Date: August 21, 2024

Official Signature of Notary: 

Notary's Printed Name: Amy Jarman

My commission expires: 7/4/28

[Affix Notary Seal or Stamp]

