

Book 1216-3344

2006072177 08/10/2006 14:34:04.563

Amend to Restrictions

Fee:\$8.00 County Tax:\$0.00

State Tax:\$0.00



2006072177 John G. Norris

Richland County ROD

FOR RECORDER'S USE

FIRST AMENDMENT OF
COVENANTS, CONDITIONS AND RESTRICTIONS

OF

ALEXANDER POINTE
(Recorded in Record Book 1053 at page 1374)

THIS FIRST AMENDMENT OF COVENANTS, CONDITIONS AND RESTRICTIONS is made on this 1st day of July, 2006 by D.D.C. Properties, Inc., a South Carolina Corporation, its successors and assigns, hereinafter sometimes called "Developer", with respect to certain real property owned by Developer, being known and referred to as Alexander Pointe.

W I T N E S S E T H

WHEREAS, Developer is developing a subdivision known as Alexander Pointe; and,

WHEREAS, the Board of Directors of the homeowners association of Alexander Pointe, by meeting held on July 1, 2006 determined that the initial assessment of One Hundred (\$100.00) Dollars per annum as provided for in Article IV, 2, of the above referenced

covenants was insufficient under the terms and conditions thereof to provide for the proper maintenance of the common area; and

WHEREAS, Developer has consented to and desires to amend the Covenant, Conditions and Restrictions of Alexander Pointe, as recorded in the Office of the Register of Deeds for Richland County in Record Book 1053 at page 1374, hereinafter referred to as the "Covenants" as provided for in Article V of the Covenants; and,

NOW THEREFORE, the undersigned at the request and direction of Alexander Pointe Owners Association, Inc. does hereby amend to the Covenant, Conditions and Restrictions of Alexander Point as recorded in the Office of the Register of Deeds for Richland County in Record Book 1053 at page 1374 to provide in Article IV, Section 2 for the initial annual to be increased to One Hundred Twenty (\$120.00) Dollars. Any rights and easements reserved by the Developer under these Covenants shall also be reserved to the assigns and successors in interest of the Developer.

IN WITNESS WHEREOF, The Developer, D.D.C. Properties, Inc., has caused these presents to be executed on the day and year first above written.

EXECUTED AND DELIVERED

IN THE PRESENCE OF:

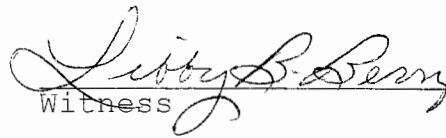
D.D.C. Properties, Inc.

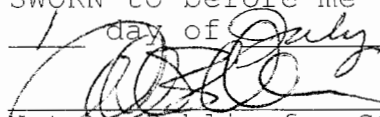
Barry J. Davis
Libby B. Perry

BY: T. Brian Lewis
Its: President

STATE OF SOUTH CAROLINA)
COUNTY OF RICHLAND)

PERSONALLY appeared before me the undersigned witness and made oath that s/he saw the within named D.D.C. Properties, Inc. by its President sign, seal and, as his act and deed, deliver the within written document for the uses and purposes therein mentioned and that s/he with the other witness whose signature appears above witnessed the execution thereof.


Witness

SWORN to before me this
1 day of July, 2006.
 (L.S.)
Notary Public for SC
My Commission Expires: 1-18-16