

Prepared by and return to: Brian S. Edlin, P.O. Box 10669, Raleigh, NC 27605

STATE OF NORTH CAROLINA
COUNTY OF WAKE

AMENDMENT TO DECLARATION OF
COVENANTS, CONDITIONS AND
RESTRICTIONS

THIS AMENDMENT to the Declaration of Covenants, Conditions and Restrictions for Camelot Village is made this 8 day of AUGUST, 2017 by Camelot Development, LLC.

WITNESSETH:

THAT WHEREAS, in 2009, the original Declarant Treasure Land Development Company, LLC caused to be recorded that certain Declaration of Covenants, Conditions and Restrictions for Camelot Village at book 13377, Page 512 of the Wake County Register of Deeds ("the Declaration");

WHEREAS, through a series of assignments culminating in the Assignment of Declarant Rights recorded at Book 16448 Page 1085 of the Wake County Register of Deeds, Camelot Development, LLC became Declarant;

WHEREAS, the Declarant desires to amend Paragraph 1, Section C of the Declaration to remove any reference to any amenities on the Property;

WHEREAS, the Declarant desires to amend Section 1.10 of the Declaration to remove any reference of "Common Expenses" for any capital improvements on Recreational Facilities;

WHEREAS, the Declarant desires to amend Section 1.27 of the Declaration to add a

sentence referencing the recently revised boundaries of the Neighborhood Recreation Site Open Space on Lot 129, as well as, Lot 208 reflected on the plat recorded at Book of Maps 2017 Page 1524;

WHEREAS, the Declarant desires to replace Exhibit A of the Declaration with the newly attached Exhibit A, which reflects the correct reference to recently revised boundaries of the Neighborhood Recreation Site Open Space on Lot 129, as well as Lot 208;

NOW, THEREFORE, the undersigned does hereby declare that the Declaration of Covenants, Conditions and Restrictions shall be amended as follows:

1. To amend Paragraph 1, Section C of the Declaration by deleting that Paragraph in its entirety and inserting in lieu thereof:

“C. At the time of the conveyance of a Lot to an Owner, the Declarant intends to make available the common real estate, infrastructure, and, at the end of the Development Period, the entire Property, excluding reserved property, and Lots, and government accepted dedicated streets, if any, shall be conveyed without cost or charge to the Association (defined below). The Association shall be deemed to accept such property for ownership and for Maintenance as necessary.”

2. To amend Section 1.10 of the Declaration by deleting the opening paragraph of that Article and inserting in lieu thereof:

“Section 1.10. “Common Expenses” See also Article CVI Part A Section 1 (i) shall mean, refer to, and include all charges, costs and expenses incurred by the Association for and in connection with the administration of the Subdivision, including, without limitation thereof, operation of the Subdivision, Maintenance, repair, replacement and restoration (to the extent not covered by insurance) of the Common Area; the costs of any additions and alterations thereto; all labor, services, common utilities, materials, supplies, and equipment therefore; all liability for loss or damage arising out of or in connection with the Common Areas and their use; all premiums for hazard, liability and other insurance with respect to the Subdivision; all costs incurred in acquiring a Lot pursuant to judicial sale; and all administrative, accounting, legal, and managerial expenses. “Common Expenses” shall also include the cost of operation, Maintenance, improvement, and replacement of any Recreational Facilities, including establishing reserves therefore. “Common Expenses” shall also include all reserve funds or other funds established by the Association. “Common Expenses” shall be construed broadly...”

Subsections A through G of Section 1.10 shall be unaffected by this Amendment and shall remain the same.

3. To amend Section 1.27 of the Declaration by deleting that Article in its entirety and inserting in lieu thereof:

“Section 1.27. “Recreational Facilities” shall mean and refer to the property designated as

“Neighborhood Recreation site open space” on the Plat recorded in Book of Maps 2009, Pages 29-36. The current boundaries of Lot 129 and Lot 208 are as reflected on that map entitled, “Recombination Survey - Camelot Village Lots 208 & 129 for Camelot Development, LLC” and recorded at Book of Maps 2017 Page 1524.

4. Exhibit A of the Declaration is replaced with the newly attached Exhibit A, which reflects the corrected plat reference.

5. This amendment shall be effective upon recordation in the Wake County Registry.

6. The remaining provisions of the Declaration remain unchanged and in full force and effect.

Camelot Development, LLC
A North Carolina limited liability company (seal)

By: 11-17-17
Print Name: Howard D Moya
Title: Manager

STATE OF NORTH CAROLINA
COUNTY OF WAKE

I certify that Howard D. Moya personally appeared before me this day, acknowledging that he is the Manager of Camelot Development, LLC, a North Carolina limited liability company, and that he voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated:

Date: 8 day of AUGUST, 2017.

Official Signature of Notary: Lauren McCloy
Notary's Printed or Typed Name: LAUREN MCCLOY, Notary Public
My Commission Expires: 9/18/17

(Official Seal)

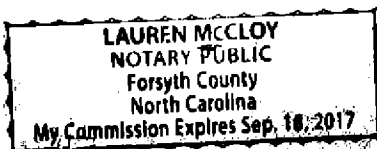


EXHIBIT A
Legal Description

BEING located in Wake County, North Carolina, and being more particularly depicted as a 43.57 acre development one hundred eighty five (185) subdivided residential building Lots, together with associated Common Areas including private alleys, public rights of way, private parks and common open space on a plat of survey entitled "Subdivision Plat and Recombination Plat Camelot Village, Phases 1,2,3 & 5 cluster & open space Phases 1,2,3,5 & 6 recorded in Book of Maps 2009, Pages 29-36, Wake County Registry. The current boundaries of Lot 129 and Lot 208 are as reflected on that map entitled, "Recombination Survey - Camelot Village Lots 208 & 129 for Camelot Development, LLC" and recorded at Book of Maps 2017, Page 1524 of the Wake County Register of Deeds.