

BK014914PG00132

WAKE COUNTY, NC 451
LAURA M RIDDICK
REGISTER OF DEEDS
PRESENTED & RECORDED ON
09/04/2012 AT 14:16:49

BOOK:014914 PAGE:00132 - 00135

Prepared by and mail after recording to:
Michael F. King, Esq. (Vault Box #123)
K&L Gates LLP
P.O. Box 17047
Raleigh, NC 27619

STATE OF NORTH CAROLINA

WAKE COUNTY

**AMENDMENT TO DECLARATION OF
COVENANTS, CONDITIONS AND RESTRICTIONS
FOR THE WOODS AT UMSTEAD**

THIS AMENDMENT TO DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR THE WOODS AT UMSTEAD (this "Amendment") is made and entered into effective as of the date of its recordation in the Wake County Registry ("Registry") by **M/I HOMES OF RALEIGH, LLC**, a Delaware limited liability company ("Declarant").

Declarant is the Declarant under that certain Declaration of Covenants, Conditions, and Restrictions for The Woods at Umstead recorded in Book 14876, Page 1818 in the Registry, as supplemented by that certain Supplemental Declaration for The Woods at Umstead recorded in Book 14883, Page 1582 in the Registry (as supplemented from time to time, the "Declaration").

Article 18, Section 10 of the Declaration provides that Declarant, during the period of Declarant control, without obtaining the approval of any Owner or Owners, shall have the right to make any amendments or modifications which Declarant deems necessary or desirable. The Declarant now desires to amend the Declaration in certain respects as set forth herein.

NOW, THEREFORE, Declarant, by this Amendment, does hereby amend the Declaration as follows:

1. **Defined Terms.** All capitalized terms used herein, unless otherwise defined herein, shall have the meanings set forth in the Declaration.

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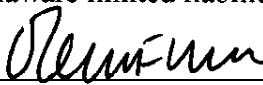
2. Regular Annual Assessments; Allocation of Assessments. Based on the 2012 budget for the Association, the Annual Assessment for each Lot owned by a Class A Member for the first assessment year is hereby revised and established as \$836.00. Accordingly, Section 9.05 of the Declaration is hereby amended to delete the amount of \$540.00 in the first sentence and replace it with the amount of \$836.00. In addition, Section 9.08(a) of the Declaration is hereby amended to delete the amount of \$540.00 and replace it with the amount of \$836.00 and to delete the amount of \$180.00 and replace it with the amount of \$278.67.

3. Effect of Amendment. The Declaration is hereby modified to the extent set forth herein, but only to the extent set forth herein. All provisions of the Declaration not modified by this Amendment shall remain in full force and effect in accordance with their original terms as set forth in the Declaration.

BK014914PG00134

IN WITNESS WHEREOF, the undersigned, being the Declarant herein, has executed this Amendment as of the date set forth in the acknowledgement below.

M/I Homes of Raleigh, LLC,
a Delaware limited liability company

By: 
Name: Edward F. Kristensen
Title: Area President

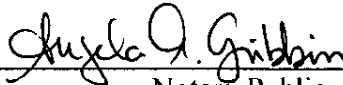
WAKE County, North Carolina

I certify that the following person personally appeared before me this day and acknowledged to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated: Edward F. Kristensen.

Date: 23rd day of August, 2012

My Commission Expires:

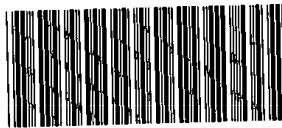
05.04.16


Notary Public
Print Name: ANGELA M. GRIBBIN

[Affix Notary Stamp or Seal]

Angela M. Gribbin Notary Public Wake County, N.C.

BK014914PG00135



BOOK:014914 PAGE:00132 - 00135

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Wake County Register of Deeds
Laura M. Riddick
Register of Deeds

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22-004-1/20/06

WAKE COUNTY, NC 254
LAURA M RIDDICK
REGISTER OF DEEDS
PRESENTED & RECORDED ON
01/07/2013 AT 13:12:03

BOOK:015092 PAGE:01182 - 01185

Prepared by and mail after recording to:
Michael F. King, Esq. (Vault Box #123)
K&L Gates LLP
P.O. Box 17047
Raleigh, NC 27619

STATE OF NORTH CAROLINA

WAKE COUNTY

SECOND AMENDMENT TO DECLARATION OF
COVENANTS, CONDITIONS AND RESTRICTIONS
FOR THE WOODS AT UMSTEAD

THIS SECOND AMENDMENT TO DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR THE WOODS AT UMSTEAD (this "Amendment") is made and entered into effective as of the date of its recordation in the Wake County Registry ("Registry") by M/I HOMES OF RALEIGH, LLC, a Delaware limited liability company ("Declarant").

Declarant is the Declarant under that certain Declaration of Covenants, Conditions, and Restrictions for The Woods at Umstead recorded in Book 14876, Page 1818 in the Registry, as supplemented by that certain Supplemental Declaration for The Woods at Umstead recorded in Book 14883, Page 1582 in the Registry, and as amended by that certain Amendment to Declaration of Covenants, Conditions and Restrictions for the Woods at Umstead recorded in Book 14914, Page 132 in the Registry (as supplemented and amended from time to time, the "Declaration").

Article 18, Section 10 of the Declaration provides that Declarant, during the period of Declarant control, without obtaining the approval of any Owner or Owners, shall have the right to make any amendments or modifications which Declarant deems necessary or desirable. The Declarant now desires to amend the Declaration in certain respects as set forth herein.

NOW, THEREFORE, Declarant, by this Amendment, does hereby amend the Declaration as follows:

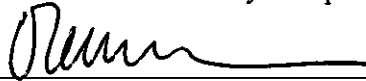
1. Defined Terms. All capitalized terms used herein, unless otherwise defined herein, shall have the meanings set forth in the Declaration.

2. Pets. The third to last sentence of Section 7.08(a) of the Declaration is hereby deleted in its entirety.

3. Effect of Amendment. The Declaration is hereby modified to the extent set forth herein, but only to the extent set forth herein. All provisions of the Declaration not modified by this Amendment shall remain in full force and effect in accordance with their original terms as set forth in the Declaration.

IN WITNESS WHEREOF, the undersigned, being the Declarant herein, has executed this Amendment as of the date set forth in the acknowledgement below.

M/I Homes of Raleigh, LLC,
a Delaware limited liability company

By: 
Name: Edward F. Kristensen
Title: Area President

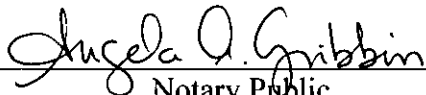
WAKE County, North Carolina

I certify that the following person personally appeared before me this day and acknowledged to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated: Edward F. Kristensen.

Date: 4th day of January, 2013

My Commission Expires:

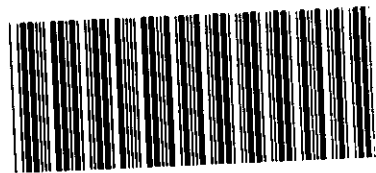
05.04.16


Notary Public

Print Name: ANGELA M. GRIBBIN

[Affix Notary Stamp or Seal]

Angela M. Gribbin
Notary Public
Wake County, N.C.



BOOK:015092 PAGE:01182 - 01185

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Wake County Register of Deeds
Laura M. Riddick
Register of Deeds

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WAKE COUNTY, NC 536
LAURA M RIDDICK
REGISTER OF DEEDS
PRESENTED & RECORDED ON
01/24/2013 AT 16:15:23

BOOK:015115 PAGE:01453 - 01456

Prepared by and mail after recording to:
Michael F. King, Esq. (Vault Box #123)
K&L Gates LLP
P.O. Box 17047
Raleigh, NC 27619

STATE OF NORTH CAROLINA

WAKE COUNTY

**THIRD AMENDMENT TO DECLARATION OF
COVENANTS, CONDITIONS AND RESTRICTIONS
FOR THE WOODS AT UMSTEAD**

THIS THIRD AMENDMENT TO DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR THE WOODS AT UMSTEAD (this "Amendment") is made and entered into effective as of the date of its recordation in the Wake County Registry ("Registry") by **M/I HOMES OF RALEIGH, LLC**, a Delaware limited liability company ("Declarant").

Declarant is the Declarant under that certain Declaration of Covenants, Conditions, and Restrictions for The Woods at Umstead recorded in Book 14876, Page 1818 in the Registry, as supplemented by that certain Supplemental Declaration for The Woods at Umstead recorded in Book 14883, Page 1582 in the Registry, as amended by that certain Amendment to Declaration of Covenants, Conditions and Restrictions for the Woods at Umstead recorded in Book 14914, Page 132 in the Registry, and as amended by that certain Second Amendment to Declaration of Covenants, Conditions and Restrictions for the Woods at Umstead recorded in Book 15092, Page 1182 in the Registry (as supplemented and amended from time to time, the "Declaration").

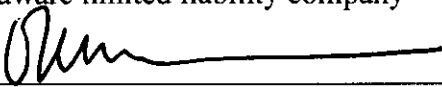
Article 18, Section 10 of the Declaration provides that Declarant, during the period of Declarant control, without obtaining the approval of any Owner or Owners, shall have the right to make any amendments or modifications which Declarant deems necessary or desirable. The Declarant now desires to amend the Declaration in certain respects as set forth herein.

NOW, THEREFORE, Declarant, by this Amendment, does hereby amend the Declaration as follows:

1. Defined Terms. All capitalized terms used herein, unless otherwise defined herein, shall have the meanings set forth in the Declaration.
2. Capital Contribution. The first sentence of Section 9.13 of the Declaration is hereby amended to delete the phrase “equal to one sixth of the Annual Assessment applicable to the Lot purchased by such Owner” and in lieu thereof insert the phrase “of \$500.00.”
3. Effect of Amendment. The Declaration is hereby modified to the extent set forth herein, but only to the extent set forth herein. All provisions of the Declaration not modified by this Amendment shall remain in full force and effect in accordance with their original terms as set forth in the Declaration.

IN WITNESS WHEREOF, the undersigned, being the Declarant herein, has executed this Amendment as of the date set forth in the acknowledgement below.

M/I Homes of Raleigh, LLC,
a Delaware limited liability company

By: 
Name: Edward F. Kristensen
Title: Area President

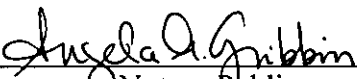
WAKE County, North Carolina

I certify that the following person personally appeared before me this day and acknowledged to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated: Edward F. Kristensen.

Date: 22nd day of January, 2013

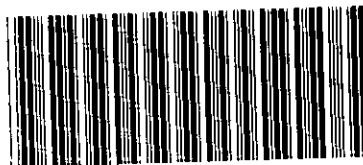
My Commission Expires:

05-04-16


Notary Public
Print Name: ANGELA M. GRIBBIN

[Affix Notary Stamp or Seal]

Angela M. Gribbin
Notary Public
Wake County, N.C.



BOOK:015115 PAGE:01453 - 01456

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**Wake County Register of Deeds
Laura M. Riddick
Register of Deeds**

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WAKE COUNTY, NC 128
CHARLES P. GILLIAM
REGISTER OF DEEDS
PRESENTED & RECORDED ON
10/31/2017 16:35:42

BOOK:016956 PAGE:00985 - 00988

Prepared by and mail after recording to:
Michael F. King, Esq. (Vault Box #123)
K&L Gates LLP
P.O. Box 17047
Raleigh, NC 27619

STATE OF NORTH CAROLINA

WAKE COUNTY

**FOURTH AMENDMENT TO DECLARATION OF
COVENANTS, CONDITIONS AND RESTRICTIONS
FOR THE WOODS AT UMSTEAD**

THIS FOURTH AMENDMENT TO DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR THE WOODS AT UMSTEAD (this "Amendment") is made and entered into effective as of the date of its recordation in the Wake County Registry ("Registry") by **M/I HOMES OF RALEIGH, LLC**, a Delaware limited liability company ("Declarant").

Declarant is the Declarant under that certain Declaration of Covenants, Conditions, and Restrictions for The Woods at Umstead recorded in Book 14876, Page 1818 in the Registry, as supplemented by that certain Supplemental Declaration for The Woods at Umstead recorded in Book 14883, Page 1582 in the Registry, as amended by that certain Amendment to Declaration of Covenants, Conditions and Restrictions for The Woods at Umstead recorded in Book 14914, Page 132 in the Registry, as amended by that certain Second Amendment to Declaration of Covenants, Conditions and Restrictions for The Woods at Umstead recorded in Book 15092, Page 1182 in the Registry, as amended by that certain Third Amendment to Declaration of Covenants, Conditions and Restrictions for The Woods at Umstead recorded in Book 15115, Page 1453 in the Registry, and as supplemented by that certain Supplemental Declaration for The Woods at Umstead recorded in Book 15450, Page 580 in the Registry (as supplemented and amended from time to time, the "Declaration").

Article 18, Section 10 of the Declaration provides that Declarant, during the period of Declarant control, without obtaining the approval of any Owner or Owners, shall have the right

to make any amendments or modifications which Declarant deems necessary or desirable. The Declarant now desires to amend the Declaration in certain respects as set forth herein.

NOW, THEREFORE, Declarant, by this Amendment, does hereby amend the Declaration as follows:

1. Defined Terms. All capitalized terms used herein, unless otherwise defined herein, shall have the meanings set forth in the Declaration.
2. Association. The definition of Association in Article 1 of the Declaration is hereby deleted and replaced by the following:

“Association” means The Woods at Umstead Association, Inc., a North Carolina nonprofit corporation, its successors and assigns.

3. Effect of Amendment. The Declaration is hereby modified to the extent set forth herein, but only to the extent set forth herein. All provisions of the Declaration not modified by this Amendment shall remain in full force and effect in accordance with their original terms as set forth in the Declaration.

IN WITNESS WHEREOF, the undersigned, being the Declarant herein, has executed this Amendment as of the date set forth in the acknowledgement below.

M/I Homes of Raleigh, LLC,
a Delaware limited liability company

By: 
Name: Edward F. Kristensen
Title: Area President

Wake County, North Carolina

I certify that the following person personally appeared before me this day and acknowledged to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated: Edward F. Kristensen.

Date: 10.30.2017

My Commission Expires:

10.20.2020


Notary Public
Print Name: CATHERINE E WALDEN

[Affix Notary Stamp or Seal]

