

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

AMENDMENT TO
DECLARATION OF COVENANTS,
CONDITIONS, AND RESTRICTIONS
FOR DUNWOODY OAKS
PHASES I, II, III AND IV

This Amendment to the Declaration of Covenants, Conditions, and Restrictions for Dunwoody Oaks Phases I, II, III, and IV is made this 15th day of August 2013 by the undersigned:

WHEREAS, the Declaration of Covenants, Conditions, and Restrictions for the Dunwoody Oaks, Phase I, Section 1 were recorded in the Register of Deeds Office for Greenville County, South Carolina in Deed Book 1388 beginning at Page 881; and

WHEREAS, the Declaration of Covenants, Conditions, and Restrictions for the Dunwoody Oaks, Phase I, Section II were recorded in the Register of Deeds Office for Greenville County, South Carolina in Deed Book 1402 beginning at Page 812; and

WHEREAS, the Declaration of Covenants, Conditions, and Restrictions for the Dunwoody Oaks, Phase I, Section III were recorded in the Register of Deeds Office for Greenville County, South Carolina in Deed Book 1402 beginning at Page 815; and

WHEREAS, the Declaration of Covenants, Conditions, and Restrictions for the Dunwoody Oaks, Phase I, Section IV were recorded in the Register of Deeds Office for Greenville County, South Carolina in Deed Book 1405 beginning at Page 475; and

WHEREAS, the Declaration of Covenants, Conditions, and Restrictions for the Dunwoody Oaks, Phase I, Section V were recorded in the Register of Deeds Office for Greenville County, South Carolina in Deed Book 1421 beginning at Page 142; and



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Book:DE 2429 Page:4766-4770

August 15, 2013 10:45:12 AM

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Cnty Tax:\$0.00

State Tax:\$0.00

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WHEREAS, the Declaration of Covenants, Conditions, and Restrictions for the Dunwoody Oaks, Phase I, Section VI were recorded in the Register of Deeds Office for Greenville County, South Carolina in Deed Book 1476 beginning at Page 430; and

WHEREAS, the Declaration of Covenants, Conditions, and Restrictions for the Dunwoody Oaks, Phase I, Section VII were recorded in the Register of Deeds Office for Greenville County, South Carolina in Deed Book 1487 beginning at Page 250; and

WHEREAS, the Declaration of Covenants, Conditions, and Restrictions for the Dunwoody Oaks, Phase II, Section I were recorded in the Register of Deeds Office for Greenville County, South Carolina in Deed Book 1508 beginning at Page 715; and

WHEREAS, the Declaration of Covenants, Conditions, and Restrictions for the Dunwoody Oaks, Phase II, Section II were recorded in the Register of Deeds Office for Greenville County, South Carolina in Deed Book 1529 beginning at Page 979; and

WHEREAS, the Declaration of Covenants, Conditions, and Restrictions for the Dunwoody Oaks, Phase II, Section III were recorded in the Register of Deeds Office for Greenville County, South Carolina in Deed Book 1550 beginning at Page 543; and

WHEREAS, the Declaration of Covenants, Conditions, and Restrictions for the Dunwoody Oaks, Phase III, Section I were recorded in the Register of Deeds Office for Greenville County, South Carolina in Deed Book 1591 beginning at Page 330; and

WHEREAS, the Declaration of Covenants, Conditions, and Restrictions for the Dunwoody Oaks, Phase III, Section II were recorded in the Register of Deeds Office for Greenville County, South Carolina in Deed Book 1613 beginning at Page 1774; and

WHEREAS, the Declaration of Covenants, Conditions, and Restrictions for the Dunwoody Oaks, Phase III, Section III were recorded in the Register of Deeds Office for Greenville County, South Carolina in Deed Book 1619 beginning at Page 1731; and

WHEREAS, the Declaration of Covenants, Conditions, and Restrictions for the Dunwoody Oaks, Phase III, Section IV were recorded in the Register of Deeds Office for Greenville County, South Carolina in Deed Book 1624 beginning at Page 1700; and

WHEREAS, the Declaration of Covenants, Conditions, and Restrictions for the Dunwoody Oaks, Phase III, Section V were recorded in the Register of Deeds Office for Greenville County, South Carolina in Deed Book 1633 beginning at Page 1948; and

WHEREAS, the Declaration of Covenants, Conditions, and Restrictions for the Dunwoody Oaks, Phase III, Section VI were recorded in the Register of Deeds Office for Greenville County, South Carolina in Deed Book 1968 beginning at Page 1386; and

WHEREAS, the Declaration of Covenants, Conditions, and Restrictions for the Dunwoody Oaks, Phase IV, were recorded in the Register of Deeds Office for Greenville County, South Carolina in Deed Book 1648 beginning at Page 277; and

WHEREAS, the Declarations for all Phases and all Sections of Dunwoody Oaks except for Phase III, Section V, and Phase IV provide that the Declarations may be amended by an instrument signed by no less than seventy-five (75%) percent of the Lot Owners; and

WHEREAS, the Declarations for Phase III, Section V and Phase IV provide that the Declaration may be amended by an instrument signed by no less than ninety (90%) percent of the Lot Owners; and

WHEREAS, the undersigned being at least ninety (90%) percent of the Lot Owners in Phases III, Section V, and Phase IV and at least seventy-five (75%) of the Lot Owners in the

other phases and sections in Dunwoody Oaks have elected to amend the respective Declarations to provide for procedure for fining Lot Owners for violation of the Declarations.

NOW, THEREFORE, the Declarations, as referenced above along with any of the properly recorded Amendments and modification, hereto, are amended as follows to include the following provision in the appropriate Article or Section in the respective Declarations dealing with general provisions or miscellaneous provisions:

The Board of Directors of the Association shall have the power to provide for the imposition of fines or penalties for the violations of any Covenants and Conditions contained within the Declaration or violation of any rules or regulations promulgated by the Board of Directors.

Except as specifically amended herein, the Declarations above referenced, with all the properly recorded Amendments and modifications thereto, are hereby reaffirmed and republished as fully set forth herein and shall remain in full force and effect.

[Signatures beginning on the following page]

IN WITNESS WHEREOF, the required number of Lot Owners of Dunwoody Oaks Homeowners Association, Inc. have executed this Amendment to Declaration of Covenants, Conditions and Restrictions for Dunwoody Oaks Phases I, II, III and IV on the day and year first above written.

DUNWOODY OAKS HOMEOWNERS ASSOCIATION, INC.

Witnesses:

Robert Campbell
[Signature]

Claudia Smith
By: Claudia Smith
Its: President

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

ACKNOWLEDGEMENT

I, the undersigned Notary Public for the County and State aforesaid, do hereby certify this the day 14 of AUGUST, 2013, that CLAUDIA SMITH as President of Dunwoody Oaks Homeowners Association, Inc. personally known to me, personally appeared before me this day and acknowledged that he voluntarily signed the Amendment to Declaration of Covenants, Conditions, and Restrictions for Dunwoody Oaks Phases I, II, III and IV of Dunwoody Oaks Homeowners Association, Inc. and certifies that the signatures attached represent the requisite number of Lot Owners needed to amend the Declaration.

(Seal)

Woodley H. Burkhardt
Notary Public for South Carolina
My Commission Expires: 12 28 14

FILED FOR RECORD IN GREENVILLE COUNTY, SC ROD
2013069000 Book: DE 2429 Page: 4766-4770
August 15, 2013 10:45:12 AM

Timothy J. Manning

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

AMENDMENT TO
DECLARATION OF COVENANTS,
CONDITIONS, AND RESTRICTIONS
FOR LENNOX LAKE
PHASES I, II, AND III

This Amendment to the Declaration of Covenants, Conditions, and Restrictions for Lennox Lake Phases I, II, and III is made this 15th day of August 2013 by the undersigned:

WHEREAS, the Declaration of Covenants, Conditions, and Restrictions for the Lennox Lake, Phase I, were recorded in the Register of Deeds Office for Greenville County, South Carolina in Deed Book 1577 beginning at Page 562; and

WHEREAS, the Declaration of Covenants, Conditions, and Restrictions for Lennox Lake, Phase II, Section I were recorded in the Register of Deeds Office for Greenville County, South Carolina in Deed Book 1613 beginning at Page 1040; and

WHEREAS, the Declaration of Covenants, Conditions, and Restrictions for Lennox Lake, Phase III, Section I were recorded in the Register of Deeds Office for Greenville County, South Carolina in Deed Book 1648 beginning at Page 273; and

WHEREAS, the Declarations for Phase I, II, and III, provide that the Declaration may be amended by an instrument signed by no less than ninety (90%) percent of the Lot Owners; and

WHEREAS, the undersigned being at least ninety (90%) percent of the Lot Owners in Phases I, II, and III have elected to amend the respective Declarations to provide for procedure for fining Lot Owners for violation of the Declarations.

NOW, THEREFORE, the Declaration, as referenced above along with any of the properly recorded Amendments and modification, hereto, are amended as follows to include the



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State Tax:\$0.00

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following provision in the appropriate Article or Section in the respective Declarations dealing with general provisions or miscellaneous provisions:

The Board of Directors of the Association shall have the power to provide for the imposition of fines or penalties for the violations of any Covenants and Conditions contained within the Declaration or violation of any rules or regulations promulgated by the Board of Directors.

Except as specifically amended herein, the Declarations above referenced, with all the properly recorded Amendments and modifications thereto, are hereby reaffirmed and republished as fully set forth herein and shall remain in full force and effect.

[Signatures beginning on the following page]

IN WITNESS WHEREOF, the required number of Lot Owners of Dunwoody Oaks Homeowners Association, Inc. have executed this Amendment to Declaration of Covenants, Conditions and Restrictions for Dunwoody Oaks Phases I, II, III and IV on the day and year first above written.

DUNWOODY OAKS HOMEOWNERS
ASSOCIATION, INC.

Witnesses:

Robert Campbell
[Signature]

Claudia Smith
By: Claudia Smith
Its: President

STATE OF SOUTH CAROLINA

ACKNOWLEDGEMENT

COUNTY OF GREENVILLE

I, the undersigned Notary Public for the County and State aforesaid, do hereby certify this the day 14 of AUGUST, 2019, that CLAUDIA SMITH as President of Dunwoody Oaks Homeowners Association, Inc. personally known to me, personally appeared before me this day and acknowledged that he voluntarily signed the Amendment to Declaration of Covenants, Conditions, and Restrictions for Dunwoody Oaks Phases I, II, III and IV of Dunwoody Oaks Homeowners Association, Inc. and certifies that the signatures attached represent the requisite number of Lot Owners needed to amend the Declaration.

(Seal)

[Signature]
Notary Public for South Carolina
My Commission Expires: 12-28-14