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Alamance, NC
DAVID J.P. BARBER REGISTER OF DEEDS
BK 2612 PG 533-534

AMENDMENT TO RESIDENTIAL REAL ESTATE RESTRICTIONS TIMBER RIDGE ESTATES PHASES I & II

Prepared by and mail to Charles N. Stedman, 508 Holly Hill Lane, Ste. 104B, Burlington, North Carolina 27215.

NORTH CAROLINA — ALAMANCE COUNTY

KNOW BY ALL THESE MEN PRESENTS that **Timber Ridge Estates, LLC**, a North Carolina Limited Liability Company, being the original Owner and Developer of the real property hereinafter described, hereby covenants and agrees to and with all persons, firms or corporations now owning or hereafter acquiring any one or more of those lots hereinafter designated and hereby makes, publishes and declares that the lots hereinafter designated in the subdivision shall be subject to the following amendment of restrictions which shall be binding on all persons, firms or corporations claiming under them, which are intended to be in the best interest of the original Owner and Developer and of the Lot Owners below indicated and of any future owner or owners of any one or more of the lots herein described and to regulate the use and occupancy of the properties.

Lot Number	Owner(s)
1	Joy M. Miller (unmarried)
2	Robert David Nininger and wife, Katherine V. Nininger
3	William Burwell and wife, Kelly A. Burwell
4	Timber Ridge Estates, LLC
5	Timber Ridge Estates, LLC
6	Timber Ridge Estates, LLC
7	Timber Ridge Estates, LLC
8	Timber Ridge Estates, LLC
9	Timber Ridge Estates, LLC
10	Jacob Aaron Parsley and wife, Amanda Kay Parsley
11	A. Randy Massie and wife, Kim R. Massie
12	Timber Ridge Estates, LLC

The restrictive covenants and any amendments shall run with the lands and be binding upon all parties and persons claiming under them for a period of thirty (30) years from the date of this instrument, at which time these restrictive covenants shall be extended automatically for additional periods of ten (10) years, unless and until, by vote of a majority of the current lot owners, the same

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shall be modified or terminated. Each lot described shall be entitled to one (1) vote, irrespective of ownership, for purposes of determination of a majority vote.

The introductory paragraphs of the original Restrictive Covenants recorded in Book 2294, Page 146, Book 2464, Page 305 and Book 2535, Page 958, designate numbered **Lots One (1) through Twelve (12)** as shown on plats recorded in the **Alamance County Registry in Plat Book 69, Page 305 and Plat Book 71, Page 4.**

Paragraph 21 of the original Restrictive Covenants is deleted and restated to read:

"21. Sewer Line Construction and Maintenance Easements. Only the owners of Lots Four (4), Four A (4A), Five (5) and Five A (5A) shall be entitled to use that easement located along the eastern boundary of Lot One (1), Plat Book 70, Page 153, Alamance County Registry, as an access for the construction and maintenance of septic systems for use with Lots Four (4), Four A (4A), Five (5) and Five A (5A). Also, only the owners of Lots Four (4), Four A (4A), Five (5) and Five A (5A) shall be entitled to use the 20 foot sewer line easements running from Lots Four (4) and Five (5) adjoining Lots One (1) through Seven (7) as access for the construction and maintenance of sewer lines for use with Lots Four (4), Four A (4A), Five (5) and Five A (5A). The sewer line easement shown on plats recorded in **Plat Book 69, Page 305 and Plat Book 71, Page 4** in the Alamance County Registry.

IN WITNESS WHEREOF, the original Owner and Developer and current Owners have caused this instrument to be executed effective the 8th day of May, 2007.

TIMBER RIDGE ESTATES, LLC

By: 
PAUL F. SCHREIBER, Member/Manager

By: 
ROSA B. SCHREIBER, Member/Manager

NORTH CAROLINA – ALAMANCE COUNTY

I, Charles N. Stedman, a Notary Public of said County and State, hereby certify that **Paul F. Schreiber and Rosa B. Schreiber, Members/Managers of Timber Ridge Estates, LLC**, personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal, this the 20th day of August, 2007.
CHARLES N. STEDMAN
NOTARY PUBLIC
ALAMANCE COUNTY, N.C.

My Commission Expires:
09/22/2007


Notary Public