

Mail after recording to:

NORTH CAROLINA

Amendment to Restrictive Covenants

JOHNSTON COUNTY

This Amendment to Restrictive Covenants is made this 3rd day of September, 2020, by JSJ Development, LLC and JSJ Builders, Inc. (hereinafter collectively referred to as the "Declarants");

WITNESSETH:

WHEREAS, Declarants did establish and record Restrictive Covenants in Book 5636, Page 516 on July 7, 2020, Johnston County Registry, on the following lots or parcels of real property lying in Johnston County, North Carolina, and more particularly described as follows:

Being all of that property shown on those plats entitled "Subdivision Plat of Fairwinds for JSJ Development Company, LLC" recorded in Book of Maps 90, Page 326-331, Johnston County Registry, including but not limited to Lots 1 through 56, and any Open Space and easement areas depicted on said plat.

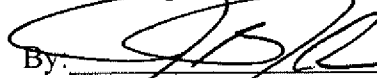
WHEREAS, the Declarant desires to amend said Restrictive Covenants recorded in Book 5636, Page 516, Johnston County Registry, in order to allow for modification of the fencing restrictions as described in Section 8 of the Restrictive Covenants.

1. Declarant does hereby amend the fencing restriction to state that no fence or wall shall be erected or maintained nearer to any street than the rear corner of the principal dwelling structure on improved Lots or nearer to any street than the setback line on any vacant lot or nearer to any street than thirty (30) feet. On corner lots, all fences shall be erected from the rear corner of the principal dwelling structure or a point not exceeding fifteen (15) feet from rear corner to the street side. Said point shall be parallel to the rear of the principal dwelling.

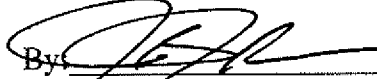
Except as modified herein, the Restrictive Covenants recorded in Book 8290, Page 182, Cumberland County Registry, Cumberland County Registry shall remain in full force and effect.

This Amendment to Restrictive Covenants shall be binding upon the parties hereto and all subsequent owners of the property, their heirs, successors and assigns, and shall be governed by the laws of the State of North Carolina.

JSJ Development, LLC

By:  (Seal)
Jason S. Johnson, President

JSJ Builders, Inc.

By:  (Seal)
Jason S. Johnson, President

STATE OF NORTH CAROLINA
COUNTY OF Johnston

I, Katharine B. Ellis, a Notary Public of the County and State aforesaid, certify that **Jason S. Johnson** personally came before me this day and acknowledged that he is the **President** of JSJ Development, LLC. and JSJ Builders, Inc. and that he, as President, being authorized to do so, executed the foregoing instrument on behalf of the corporation.

WITNESS my hand and official seal/stamp, this the 3rd day of September, 2020.

My commission expires: 04-29-23

Katharine B. Ellis
NOTARY PUBLIC

