



BP0308314

STATE OF SOUTH CAROLINA

COUNTY OF CHARLESTON

AMENDMENT TO
DECLARATION OF RESTRICTIONS
AND PROTECTIVE COVENANTS FOR
THE VILLAGES OF ST. JOHN'S WOODS

WHEREAS, this is an amendment to the Declaration of Restrictions and Protective Covenants for The Villages of St. John's Woods recorded in Book G394, Page 845, on January 17, 2002; and

WHEREAS, the Declaration of Restrictions and Protective Covenants states that the same may be amended from time to time by an instrument signed by the Owners of not less than fifty-one percent (51%) of the Lots; and

WHEREAS, at a duly called meeting of the owners of The Villages of St. John's Woods held on December 12th, 2012, a resolution was passed to amend the Declaration of Restrictions and Protective Covenants as hereinafter provided; and

WHEREAS, the aforesaid meeting being held pursuant to notice and a quorum having been achieved, the Owners of not less than fifty-one percent (51%) of the Lots of The Villages of St. John's Woods have consented to the within amendment to the Declaration of Restrictions and Protective Covenants by a vote approving said amendment, said vote being affirmed by a written instrument signed by said Owners; and

WHEREAS, The Villages of St. John's Woods wishes to amend and/or revise and/or add to certain provisions of the Declaration of Restrictions and Protective Covenants and in particular Article V, Section 8(B) Delegation of Use - Tenants as set forth immediately below in the following particulars:

1) Article V, Section 8(B)

Tenants. The right and easement of enjoyment granted to every Owner in Section 1 of this Article V may be delegated by the Owner to his tenants who occupy a residence within the Properties. However, no Owner's property shall be used for a business purpose related to any rental of said property nor shall any tenancy be for a term shorter than six (6) months.

NOW, THEREFORE, the Declaration of Restrictions and Protective Covenants of The Villages of St. John's Woods are hereby amended as follows:

1) Article V, Section 8(B)

Tenants. The right and easement of enjoyment granted to every Owner in Section 1 of this Article V may be delegated by the Owner to his tenants who occupy a residence within the Properties. However, no Owner's property shall be used for a business purpose related to any rental of said property nor shall any tenancy be for a term shorter than six (6) months.

IN WITNESS WHEREOF, the parties hereunto have set their hands and seals this 20th day of December, 2012.

IN THE PRESENCE OF:

THE VILLAGES OF ST. JOHNS WOODS

Cheryl Bailey
Witness

[Signature]
President

Kinsy [Signature]
Witness

[Signature]
Vice President

Cheryl Bailey
Witness

Kinsy [Signature]
Witness

Cheryl Bailey
Witness

[Signature]
Treasurer

Kinsy [Signature]
Witness

Cheryl Bailey
Witness

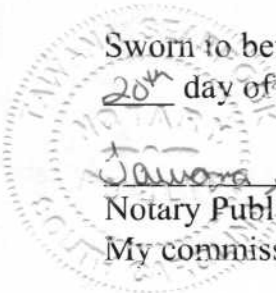
Sharon Renee [Signature]
Secretary

Kinsy [Signature]
Witness

STATE OF SOUTH CAROLINA)
)
COUNTY OF CHARLESTON)

PERSONALLY APPEARED BEFORE ME the undersigned witnesses and made oath that he/she saw the within named The Villages of St. John's Woods, by Stephan Harris, its President, Tim Gilbreth, its Vice President, by Cynthia Cronk, its Treasurer, and by Charon Renee Peque, its Secretary, sign, seal and as its act and deed, deliver the within Amendment to the Declaration of Restrictions and Protective Covenants; and that he/she with the other witness above subscribed, did witness the due execution thereof.

Charon Renee Peque
Signature of Witness



Sworn to before me this
20th day of December, 2012.

Dawana Sealbrook
Notary Public for S.C.

My commission expires: February 10, 2019

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Charlie Lybrand, Register
 Charleston County, SC

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VILLAGES OF ST JOHN'S ETC

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