

Deed Doc: COVE
Recorded 03/04/2019 10:48AM

Carter Brown
Clerk Superior Court, Walker County, Ga.
Bk 02017 Pg 0704-0706



Deed Doc: COVE
Recorded 02/21/2019 08:46AM

Kathy D. Page
Clerk Superior Court, Dade County, Ga.
Bk 00534 Pg 0644-0646

Penalty:

Prepared by and when recorded return to:
Miller & Martin PLLC
832 Georgia Avenue, Suite 1200
Chattanooga, Tennessee 37402
Attn: Evan A. Allison, Esq.

CROSS REFERENCE:

- (1) DEED BOOK 517, PAGE 86, OFFICE OF THE CLERK OF THE SUPERIOR COURT FOR DADE COUNTY, GEORGIA
- (2) DEED BOOK 1953, PAGE 701, OFFICE OF THE CLERK OF THE SUPERIOR COURT FOR WALKER COUNTY, GEORGIA

FIRST AMENDMENT TO AMENDED AND RESTATED DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS

THIS FIRST AMENDMENT TO AMENDED AND RESTATED DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS (this "Amendment") is made to be effective as of the 12th day of February, 2019, by **SCENIC LAND GEORGIA HOLDINGS, LLC**, a Georgia limited liability company ("Declarant").

WITNESSETH:

WHEREAS, Declarant is the declarant under that certain Amended and Restated Declaration of Covenants, Conditions, and Restrictions, dated October 2, 2017, of record in Deed Book 517, Page 86 in the Clerk of the Superior Court of Dade County, Georgia (the "Dade Clerk's Office") and in Deed Book 1953, Page 701 in the Clerk of the Superior Court of Walker County, Georgia (the "Walker Clerk's Office"), as affected by that certain Assignment and Assumption of Rights under Declaration of Covenants, Conditions and Restrictions of record in Book 517, Page 172 in the Dade Clerk's Office, and in Book 1953, Page 787 in the Walker Clerk's Office, and as further affected by that certain Assignment and Assumption of Rights under Declaration of Covenants, Conditions and Restrictions of record in Book 517, Page 175 in the Dade Clerk's Office, and in Book 1953, Page 790 in the Walker Clerk's Office (collectively, the "Declaration"); and

WHEREAS, Declarant desires to amend the Declaration as set forth herein, and it has the power to make and record such amendment pursuant to Section 18.2(a) of the Declaration;

NOW, THEREFORE, in consideration of the foregoing and other valuable consideration, the receipt and sufficiency of which are hereby acknowledged, and pursuant to Section 18.2(a) of the Declaration, Declarant does hereby amend the Declaration as follows:

1. The second paragraph of Section 11.3(a) of the Declaration shall be amended by deleting the existing paragraph in its entirety and substituting the following therefor:

Following the end of the Declarant Control Period, the Board of Directors may adopt different and/or additional Design Guidelines at its meeting, provided that, for so long as Declarant owns any land subject to this Declaration, any such changes must be approved in advance in writing by Declarant in order to become effective, which approval Declarant may grant or deny in its sole discretion.

2. All other provisions contained in the Declaration remain unchanged and the Declaration, as modified herein, remains in full force and effect.

[SIGNATURES CONTINUED ON FOLLOWING PAGES]

IN WITNESS WHEREOF, Declarant has executed this Amendment as of the day and date set forth above.

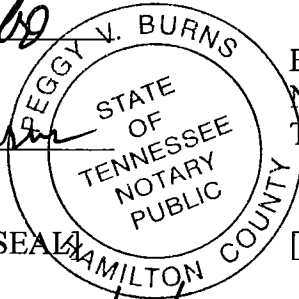
DECLARANT:

Signed, sealed and delivered
in the presence of:

SCENIC LAND GEORGIA HOLDINGS, LLC,
a Georgia limited liability company

Robin Rambo
Unofficial Witness

Regina V. Burns
Notary Public



By: [Signature]
Name: WILLIAM DUANE HORTON
Title: PRESIDENT

[NOTARIAL SEAL]

[CORPORATE SEAL]

My Commission Expires: 11/16/2022