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Houston, Ga. Clerk Superior Court
Carolyn V. Sullivan Clerk

BK 7787 PG 268-269

**AMENDMENT TO DECLARATION
OF
COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS
FOR THE SUBDIVISION KNOWN AS
THE WOODLANDS OF HOUSTON
PHASE 5 - SECTION 1A
ADDING "PHASE 5, SECTION 1B"**

THIS AMENDMENT TO DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS made and published this the 13th day of March, 2018, by **ALEXIS INVESTMENTS, LLC**, a Georgia limited liability company, hereinafter referred to as the "Declarant".

WITNESSETH:

WHEREAS, Declarant is the owner of certain real property located in Land Lot 248 of the 10th Land District of Houston County, Georgia, which has been subdivided into individual lots, tracts or parcels which, together with the streets and other improvements have been designated as **The Woodlands of Houston, Phase 5, Section 1B** (the "Subdivision"), and is delineated on that certain map or plat of survey of said Subdivision prepared by McLeod Surveying, certified by Marty A. McLeod, Georgia Registered Land Surveyor No. 2991, dated March 3, 2018, a copy of which is of record in Map Book 79, Page 348, Clerk's Office Houston Superior Court;

WHEREAS, it is to the interest, benefit and advantage of the Declarant and to each and every person who shall hereafter purchase any lot in the Subdivision that protective covenants governing and regulating the use and occupancy of the same be established, set forth and declared to be covenants running with the land;

WHEREAS, that certain Declaration of Covenants, Conditions, Restrictions and Easements has heretofore been published and declared with respect to The Woodlands of Houston, Phase No. 5, Section 1A, said Declaration of Covenants, Conditions, Restrictions and Easements being dated February 21, 2018, of record in Deed Book 7769, Pages 116-141, Clerk's Office, Houston Superior Court (hereinafter referred to as the "Declaration" and/or "Covenants"); and

WHEREAS, the Declarant is desirous of amending the aforesaid Covenants to extend the applicability of said Protective Covenants to include, in addition to the property described therein, the property developed for single-family residential purposes to be known and designated as The Woodlands of Houston, Phase 5, Section 1B; and

NOW, THEREFORE, for and in consideration of the premises and of the benefits to be derived by Declarant and its successors in title, and to each and every subsequent owner of any of the lots, tracts or parcels hereinafter described, Declarant does hereby modify and amend the Covenants in the following particulars, to-wit:

1. **Additional Property Subject to Protective Covenants.** The following described lots, tracts or parcels of land shall be, and the same hereby are made, subject to the terms, provisions and conditions set forth in said Covenants, and said Covenants are hereby modified and amended so as to include the following described lots, tracts or parcels of land, to-wit:

All those tracts or parcels of land situate, lying and being in Land Lot 248 of the Tenth Land District of Houston County, Georgia, known and designated as Lots 50, 51, 52, 53, 149, 150, 151, 152, 153, 154, 155, and 156, THE WOODLANDS OF HOUSTON, PHASE 5, SECTION 1B, according to a plat of survey of said subdivision prepared by McLeod Surveying, certified by Marty A. McLeod, Georgia Registered Land Surveyor No. 2991, dated March 3, 2018, a copy of which is of record in Map Book 79, Page 348, Clerk's Office, Houston Superior Court. Said plat and the recorded copy thereof are hereby made a part of this description by reference thereto for all purposes.

2. **Amendment of Protective Covenants.** The Covenants are hereby modified and amended with respect to the lots or parcels comprising the Subdivision (as defined herein) as follows:

Article VI, Section 6.4 is amended by replacing "3,100 square feet" with "2,650 square feet."

3. **Binding Effect; Effective Date.** Said Declaration of Covenants, Conditions, Restrictions and Easements, as amended, shall become effective immediately and shall run with the land, and shall be binding on all persons claiming under and through Declarant under the terms, conditions, stipulations and provisions contained therein as amended by this instrument. Said Declaration of Covenants, Conditions, Restrictions and Easements, as amended, shall remain in full force and effect unless and until same are extended or terminated in accordance with the provisions thereof.

IN WITNESS WHEREOF, the undersigned has set its hand and seal to this instrument, or has caused same to be executed by its duly authorized representatives, as of the day and year first above written.

ALEXIS INVESTMENTS, LLC

Signed, sealed and delivered in the presence of:

[Signature]
Unofficial Witness

By: [Signature] (L.S.)
F. Keith Newton, Manager

