

FOR REGISTRATION JUDITH A. GIBSON  
REGISTER OF DEEDS  
MECKLENBURG COUNTY, NC  
2002 AUG 14 10:39 AM  
BOOK: 13921 PAGE: 892-898 FEE: \$20.00  
INSTRUMENT # 2002155303

STATE OF NORTH CAROLINA

FIRST AMENDMENT  
TO THE DECLARATION OF  
COVENANTS, CONDITIONS, AND RESTRICTIONS  
FOR THE MILLSTONE RIDGE SUBDIVISION

COUNTY OF MECKLENBURG

THIS FIRST AMENDMENT TO DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR THE MILLSTONE RIDGE SUBDIVISION (the "Amendment") is made this \_\_\_ day of August, 2002, by THE MULVANEY GROUP, LTD., a North Carolina corporation (hereinafter referred to as "Declarant").

STATEMENT OF PURPOSE

Declarant is the developer of the Millstone Ridge subdivision in Mecklenburg County, North Carolina (the "Subdivision").

Declarant has filed, in Book 13863 at Page 946 of the Mecklenburg County Registry, a Declaration of Covenants, Conditions and Restrictions for The Millstone Ridge Subdivision (the "Declaration").

The Declarant desires to modify the Declaration in order to remove property inadvertently placed thereunder and to add additional property thereto.

AMENDMENT

The Declaration is hereby amended as follows:

1. The following property is hereby added to Exhibit A of the Declaration:
  - a. Additional Tract One: BEGINNING at a found nail in the concrete sidewalk on the northerly margin of Matthews-Mint Hill Road, (N.C. Highway 51, a 100 ft. public

Refer to: The Mulvaney Group Ltd.  
7301 Carmel Executive Park, Suite 100  
Charlotte, N.C. 28226

right-of-way), and running thence, with the northwesterly margin of that property owned now or formerly by Ralph N. Cochrane and wife, Evelyn D. Cochrane, as the same are shown in Deed recorded in Book 2279, Page 47 of the Mecklenburg County Registry, N. 46-54-45 W., 252.52 ft. to a set 5/8 in. iron rod, the point or place of BEGINNING, and running thence with the northerly margin of said Cochrane property as above-described, S. 40-06-20 W., 200.02 ft. to a 1 in rod; thence with the easterly margin of Lot 1, Block 1 and Lot 7, Block 1, of Wood Hollow Subdivision, Section 1, as the same are shown on a map thereof recorded in Map Book 17 at Page 71 of the Mecklenburg County Public Registry, N. 46-54-30 W., 204.23 ft. to a found 3/4 inch iron rod, said iron rod being located on the southeasterly margin of Tall Pines Lane, (a 60 ft. public right-of-way); thence a new line of Cochrane Properties, Inc., (now or formerly), as the same is shown in Deed recorded in Book 5136 at Page 259 of the Mecklenburg County Public Registry, N. 35-24-14 E., 201.55 ft to a found 5/8 in. iron rod; thence, a new line in the properties of Cochrane Properties, Inc., S 46-54-45 E. 194.10 ft. to the point or place of BEGINNING, and containing 37,118 sq. ft. or 0.852 acres, as shown on survey of the properties of Ralph N. Cochrane and wife, Evelyn D. Cochrane, by William A. Soiset, N.C.R.L.S. dated June 25, 2001.

- b. Additional Tract Two: Beginning at an existing iron pin lying on the southwesterly corner of that property owned now or formerly by R.S. Bigham, as shown on a deed recorded in Book 4251, Page 883, and on an easterly boundary of that property owned now or formerly by Cochrane Properties, Inc., as shown on a deed recorded in Book 5136, Page 259, such pin, marking THE POINT AND PLACE OF BEGINNING; thence with a new line, the following calls and distances: 1) S 15-11-18 E 77.81 feet to a new iron rod; 2) S 44-35-24 E 90.78 feet to a new iron rod; and 3) S21-42-42 W73.49 feet to a new iron rod lying on a northerly boundary of the aforementioned Cochrane Properties property; thence with the boundary of said Cochrane Properties property, the following calls and distances: 1) N 72-24-22 W 175.19 feet to an existing iron rod; and 2) N 35-21-54 E 190.16 feet to an existing iron pin lying on the southwesterly corner of said Bigham property and on an easterly boundary of said Cochrane Properties property, such pin marking THE POINT AND PLACE OF BEGINNING.

- 2. The following property is hereby removed from Exhibit A of the Declaration

Beginning at an existing iron rod lying on the westerly boundary of the existing 100 foot public right-of-way known as Matthews-Mint Hill Road (NC Highway #51) and on the northeasterly corner of that property owned now or formerly by Cochrane Properties, Inc., as shown on a deed recorded in Book 7407, Page 809, such rod marking THE POINT AND PLACE OF BEGINNING; thence with the northerly boundary of said Cochrane Properties property, N 72-26-18 W 245.21 feet to a new iron rod; thence with a new line, N 21-42-42 E 60.09 feet to a new iron rod lying on the southerly boundary of that property owned now or formerly by P.O. Cochrane, as shown on a deed recorded in Book 2023, Page 245; thence with the southerly boundary of said P.O. Cochrane property, S 72-24-22 E 242.67 feet to a new iron rod lying on the westerly boundary of the aforementioned Matthews-Mint Hill

Road; thence with the westerly boundary of said Matthews-Mint Hill Road, S 19-17-32 W 84.65 feet to an existing iron rod lying on the northeasterly corner of said Cochrane Properties property, said rod marking THE POINT AND PLACE OF BEGINNING;

Except as amended herein, the Declaration remains in full force and effect.

IN WITNESS WHEREOF, the Declarant has caused this Declaration to be executed as of the day and year first above written.

DECLARANT:

THE MULVANEY GROUP, LTD., a North Carolina corporation

By: 

Its: Vice President

STATE OF NORTH CAROLINA

COUNTY OF Mecklenburg

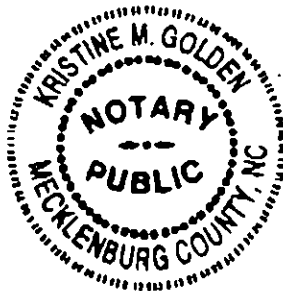
I, Kristine M. Golden, a Notary Public, do hereby certify that J. M. Mulvaney personally came before me this day and acknowledged that he is the Vice President of THE MULVANEY GROUP, LTD., a North Carolina corporation, and that he as Vice President, being authorized to do so, executed the foregoing on behalf of the corporation.

WTNESS my hand and official stamp or seal this 12<sup>th</sup> day of August, 2002.

Kristine M. Golden

Notary Public

Commission Expiration Date: 12/17/05



FILE COPY	
FILED FOR REGISTRATION	DOC. # 2002201208
DATE 10/14/02	TIME 14:54
BOOK 14219	PAGE 43
STAMPS	REC FEE 817.00
JOOTH A. GIBSON, REGISTER OF DEEDS MECKLENBURG COUNTY, NC	

STATE OF NORTH CAROLINA  
  
RESTRICTIONS  
  
COUNTY OF MECKLENBURG

SECOND AMENDMENT TO THE DECLARATION  
OF COVENANTS, CONDITIONS AND  
  
FOR THE MILLSTONE RIDGE SUBDIVISION

THIS SECOND AMENDMENT TO DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR THE MILLSTONE RIDGE SUBDIVISION (the "Amendment") is made this ~~14th~~ day of ~~September~~, 2002, by THE MULVANEY GROUP, LTD., a North Carolina corporation (hereinafter referred to as "Declarant").

*OCTOBER*  


**STATEMENT OF PURPOSE**

Declarant is the developer of the Millstone Ridge subdivision in Mecklenburg County, North Carolina (the "Subdivision").

Declarant has filed, in Book 13863 at Page 946 of the Mecklenburg County Registry, a Declaration of Covenants, Conditions and Restrictions for The Millstone Ridge Subdivision (the "Declaration"), and such Declaration was previously amended in Book 13921, Page 892 of the Mecklenburg County Registry.

The Declarant desires to modify the Declaration in order to revise the fencing requirements in the Subdivision.

**AMENDMENT**

The Declaration is hereby amended as follows:

The first sentence of Section 9.8 is hereby amended to read as follows: "Only fences made of 'split rail' wood, vinyl or wrought iron shall be permitted."

Drawn by and Mail to:  
Horack, Talley, Pharr & Lowndes, P.A.  
4701 Hedgemore Drive, Suite 812  
Charlotte, NC 28209  
RD Box #70

Except as amended herein, the Declaration remains in full force and effect.

IN WITNESS WHEREOF, the Declarant has caused this Declaration to be executed as of the day and year first above written.

DECLARANT:

THE MULVANEY GROUP, LTD.,  
a North Carolina corporation

By: [Signature]  
Its: Vice President

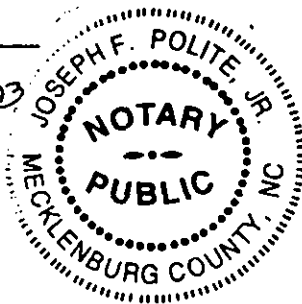
STATE OF NORTH CAROLINA

COUNTY OF Mecklenburg

I, JOSEPH F. POLITE, JR., a Notary Public, do hereby certify that CHRIS GRANELL personally came before me this day and acknowledged that he is the Vice President of THE MULVANEY GROUP, LTD., a North Carolina corporation, and that he as Vice President, being authorized to do so, executed the foregoing on behalf of the corporation.

WITNESS my hand and official stamp or seal this 14<sup>th</sup> day of OCTOBER, 2002.

Joseph F. Polite, Jr.  
Notary Public  
Commission Expiration Date: 06/03/2003




FILE COPY	
FILED FOR REGISTRATION	DOC. # 2002201208
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BOOK 14219	PAGE 43
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STATE OF NORTH CAROLINA  
 RESTRICTIONS  
 COUNTY OF MECKLENBURG

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 Charlotte, NC 28209  
 RD Box #70

Except as amended herein, the Declaration remains in full force and effect.

IN WITNESS WHEREOF, the Declarant has caused this Declaration to be executed as of the day and year first above written.

DECLARANT:

**THE MULVANEY GROUP, LTD.,**  
a North Carolina corporation

By: *Chris Granelli*  
Its: *Vice* President

STATE OF NORTH CAROLINA

COUNTY OF *Mecklenburg*

I, *Joseph F. Polite, Jr.*, a Notary Public, do hereby certify that *CHRIS GRANELLI* personally came before me this day and acknowledged that — he is the *Vice* President of **THE MULVANEY GROUP, LTD.**, a North Carolina corporation, and that — he as *Vice* President, being authorized to do so, executed the foregoing on behalf of the corporation.

WITNESS my hand and official stamp or seal this *14<sup>th</sup>* day of *OCTOBER*, 2002.

*Joseph F. Polite, Jr.*  
Notary Public  
Commission Expiration Date: *06/03/2003*

