

FILED
GREENVILLE CO. S. C.

BOOK 1136 PAGE 953

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
FIRST AMENDMENT TO DECLARATION
(MASTER DEED) OF SEDGEFIELD VILLAS
R.M. HORIZONTAL PROPERTY REGIME

WHEREAS, by Declaration (Master Deed) dated September 25, 1980 and recorded in the R.M.C. Office for Greenville County on September 25, 1980 in Deed Book 1134, at Pages 164 through 245, inclusive, the Declarant, Donald E. Franklin and Susan R. Franklin, retained and reserved the right, privilege and option to construct additional units on the Property.

WHEREAS, Declarant has constructed ten (10) additional units on said Property as are more fully shown on an "as built" survey and floor plans identified as Exhibit "A".

NOW, THEREFORE, the Declarant declares that the Declaration (Master Deed) of Sedgefield Villas Horizontal Property Regime be amended to provide:

(1) That Units 43, 45, 47, 49, 51, 53, 55, 57, 59 and 61 have been built as shown on Exhibit "A" annexed hereto and made a part hereof.

(2) The percentage of undivided interests in the General Common Elements and Limited Common Elements of Units 23, 25, 27, 29, 31, 33, 35, 37, 39, 41, 2, 4, 6, 8, 10, 12, 14, 16, 18, 20, 22, 24, 26, 28, 30, 32, 34, 36, 38, 40, and 42 are hereby changed from the percentages in Exhibit "D" of the Declaration (Master Deed) to the percentage of undivided interests in the General Common Elements and Limited Common Elements shown on Exhibit "B" annexed hereto and made a part hereof by reference. Also, the percentage of undivided interests in the General Common Elements and Limited Common Elements of Units 43, 45, 47, 49, 51, 53, 55, 57, 59 and 61 are declared to be the percentages shown in Exhibit "B".

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

IN WITNESS WHEREOF, the undersigned have caused these presents to be subscribed

this 7th day of NOV., 1980.

In the presence of:

Julia P. Taylor
Donald R. McAlister

Donald E. Franklin (SEAL)
Susan R. Franklin (SEAL)
Susan R. Franklin

GCTO --- 1 NO 7 80 1389

GCTO --- 3 NO 7 80 344

1.00CI

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