

WAKE COUNTY, NC 457  
 LAURA M RIDDICK  
 REGISTER OF DEEDS  
 PRESENTED & RECORDED ON  
 01/09/2003 AT 15:26:53

BOOK:009844 PAGE:00001 - 00004

Please Return To: Henry W. Jones, Jr.  
 PO Box 10669  
 Raleigh, NC 27605

STATE OF NORTH CAROLINA

AMENDMENT TO DECLARATION

COUNTY OF WAKE

THIS AMENDMENT TO DECLARATION, made this 2<sup>nd</sup> day of January, <sup>2003</sup>~~2002~~ by the Ravenwood Homeowners Association, Inc., a non-profit corporation consisting of the Association of all owners of building sites in the Ravenwood Development ("Association");

WITNESSETH:

WHEREAS, on or about September 30, 1973, BCB Enterprises, a partnership, hereinafter ("Declarant") executed a Declaration which was recorded in Book 2328, Page 372 of the Wake County Registry ("Declaration");

WHEREAS, paragraph 12 of the Declaration provides that "These covenants are to run with the land and shall be binding on all parties and all persons claiming under them until extended for successive periods of then (10) years, unless by vote of a majority of the then owners of the building sites in the entire residential development, whether covered by these or substantially similar covenants, it is agreed to change said covenants in whole or in part."

WHEREAS, the owners of more than a majority of the owners of the building sites in the entire residential development desire to change the covenants contained in the Declaration, in part, as specifically set forth hereinbelow;

NOW, THEREFORE, the undersigned to hereby declare that the Declaration shall be amended, as follows:

1. Paragraph 4 of the Declaration shall be amended by rewriting the paragraph to read as follows:

"4. No building, fence, mail box, outside lighting, newspaper box, screen planting or other improvements shall be erected, placed or

altered on any premises until the building plans, specifications and plot plans showing the location of such improvements on the site have been approved in writing as to conformity and harmony of external design, and external materials with existing structures in the area and as to location with respect to topography, finished ground elevation and neighboring structures by an Architectural Committee composed of no more than five (5) persons. In the event that said Committee fails to approve or disapprove such design or location within thirty (30) days after said plans and specifications have been submitted to it, or, such approval will not be required, and this covenant will be deemed to have been fully complied with. Members of such Committee shall not be entitled to any compensation for services performed pursuant to this covenant.”

2. Paragraph 7 of the Declaration is amended by deleting the last sentence thereof and substituting in lieu thereof, the following:

“No business activity or trade shall be carried on upon any building site provided however, the Board may, but shall not be obligated to, permit a building site to be used for business purposes, including limited offices at home, so long as such business, in the sole discretion of the Board, does not violate the provisions of the Declaration or Bylaws, does not create a disturbance or annoyance and does not increase traffic flow or parking congestion due to deliveries, customer traffic or otherwise. The Board may issue rules regarding permitted business activity.

3. Except as amended hereinabove, the remaining provisions of the Declaration are hereby reacknowledged and reaffirmed in every respect.

This Amendment to Declaration shall be effective upon recordation in the office of the Wake County Register of Deeds.

The Association hereby certifies that the foregoing amendment has been approved by a vote of more than a majority of the owners of the building sites in the entire residential development, as provided in paragraph 12 of the Declaration.

IN WITNESS WHEREOF, the undersigned hereunto set their hands and seals, this the day and year first upon written.

RAVENWOOD HOMEOWNERS ASSOCIATION, INC

BY: \_\_\_\_\_

PRESIDENT

Todd Lempicke

ATTEST:

Mark A Hegan  
SECRETARY Mark Hegan

STATE OF NORTH CAROLINA

ACKNOWLEDGEMENT

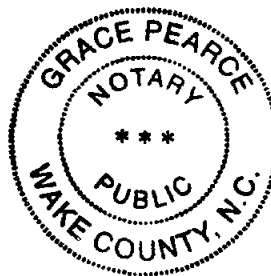
COUNTY OF WAKE

I, a Notary Public of the County and State aforesaid, certify that MARK A HOGAN personally came before me this day and acknowledged that he/she is \_\_\_\_\_ Secretary of Ravenwood Homeowners Association, Inc., a North Carolina non-profit corporation, and that by authority duly given and as the act of the corporation, the foregoing instrument was signed in its name by its \_\_\_\_\_ President, sealed with its corporate seal and attested by MARK A HOGAN as its Secretary.

Witness my hand and official stamp or seal, this 2 day of January, 2003

Grace Pearce  
NOTARY PUBLIC

My Commission Expires: 10-15-2006



Laura M Riddick  
 Register of Deeds  
 Wake County, NC



Book : 009844 Page : 00001 - 00004

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 Please retain with original document and submit for rerecording.**



**Wake County Register of Deeds  
 Laura M. Riddick  
 Register of Deeds**

**North Carolina - Wake County**

The foregoing certificate \_\_\_ of Grace Pearce  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

\_\_\_\_ Notary(ies) Public is (are) certified to be correct. This instrument and this certificate are duly registered at the date and time and in the book and page shown on the first page hereof.

Laura M. Riddick, Register of Deeds

By Michael D. Blake **DEPUTY**  
 Assistant/Deputy Register of Deeds

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