



NOTICE REGARDING COVENANTS AND/OR RESTRICTIONS

The following Covenants and/or Restrictions are added as a courtesy only and are NOT WARRANTED by the property owner, their broker or agent as to completeness, accuracy, currency, or enforceability. Any interested buyer prospect is urged as part of their due diligence to contact the relevant Community Association or developer to determine for themselves what covenants and/or restrictions currently apply, how long they may remain in force, and if any changes or amendments may be currently under consideration. Additionally, or alternatively, one may wish to consider hiring an attorney to conduct this search for them and provide advice as needed.

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CROSS REFERENCE:
Deed Book 8046, Page 338,
Cherokee County, Georgia

Upon recording return to:
Shannon K. Swallows
SCHREEDER, WHEELER & FLINT, LLP
1600 Candler Building
127 Peachtree Street, N.E.
Atlanta, Georgia 30303-1845

**FIRST AMENDMENT TO DECLARATION OF COVENANTS,
RESTRICTIONS AND EASEMENTS FOR
HAMPTON STATION
CHEROKEE COUNTY, GEORGIA**

THIS FIRST AMENDMENT OT DECLARATION OF COVENANTS, RESTRICTIONS AND EASEMENTS FOR HAMPTON STATION, CHEROKEE COUNTY, GEORGIA (the "Amendment"), is made as of the 10 day of March, 2006, by **BEAZER HOMES, CORP.**, a Georgia corporation (hereinafter referred to as "Declarant");

WITNESSETH

WHEREAS, Declarant executed that certain Declaration of Covenants, Restrictions, and Easements for Hampton Station, Cherokee County, Georgia, which was recorded July 15, 2005 in Deed Book 8046, Page 338, in the Office of the Clerk of the Superior Court, Cherokee County, Georgia (hereinafter as such document may have been supplemented and amended from time to time referred to as the "Declaration"); and

WHEREAS, Declarant is the owner of certain real property lying and being in Land Lots 849, 850, 878, 879, 880, and 881 of the 3rd District, 2nd Section of Cherokee County, Georgia, a portion of said property being more particularly described in the Declaration; and

WHEREAS, the legal description of the property described in the Declaration as **Exhibit "D"** shall be deleted in its entirety and replaced with the following legal description:

The common area of Hampton Station is all that land within the boundaries of the subdivision as set forth in **Exhibit "A"** hereto, including any open spaces, conservation areas, green ways, storm detention areas, pond areas, recreation areas or zoning buffer areas, less and except the individual lots that have or will be sold to individual homeowners and the streets and right of ways dedicated to Cherokee County, Georgia, as shown or to be shown on that certain final Plat for Hampton Station.

NOW, THEREFORE, pursuant to the powers retained in Declarant under Section 13.1 of the Declaration, and in accordance with the provisions of the Section, Declarant hereby subjects all of those tracts or parcels of land described above and by this reference incorporated herein to the provisions of the Declaration. Such property shall be sold, transferred, used, conveyed, occupied and encumbered pursuant to the provisions of the Declaration, all of which shall run with the title to such property and shall be binding upon all persons having any right, title, or interest in such property, their respective heirs, legal representatives, successors, successors-in-title and assigns.

IN WITNESS WHEREOF, Declarant has caused this Amendment to be executed under seal the day and year first above written.

DECLARANT:

Signed, sealed and delivered
in the presence of:

BEAZER HOMES CORP, a Georgia
corporation

Kanika Blagoun
Witness

By: [Signature]

[Signature]
Notary Public

Name: Grant A. Grimes
Title: VP Land Acquisition

My Commission Expires:

Beazer Homes Corp, GA Division
[CORPORATE SEAL]

[NOTARIAL SEAL]

