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Forsyth County, GA
Greg G. Allen Clerk Superior Ct
BK 7497 PG 423-424

AFTER RECORDING, RETURN TO:


Chad Henderson, Esq.
Henderson Legal LLC
1350 Spring Street, Suite 485
Atlanta, Georgia 30309

STATE OF GEORGIA
COUNTY OF FORSYTH

Cross Reference: DEED BOOK 4519, PAGE 114

**AMENDMENT TO DECLARATION OF COVENANTS, CONDITIONS AND
RESTRICTIONS FOR COBBLESTONE FARMS**

This Amendment to the Declaration of Covenants, Conditions and Restrictions for Cobblestone Farms is made this 28th day of July, 2015 by REO Funding Solutions III, LLC, a Georgia limited liability company (hereinafter referred to as "Majority Owner").

WITNESSETH:

WHEREAS, Cobblestone Farms (the "Community") is a residential community in Forsyth County, Georgia, governed by that certain Declaration of Covenants, Conditions and Restrictions for Cobblestone Farms dated October 6, 2006, recorded November 9, 2006 in Deed Book 4519, Page 114, Forsyth County, Georgia real estate records (hereinafter as such document may have been supplemented and/or amended from time to time, collectively referred to as the "Declaration"); and

WHEREAS, Majority Owner owns 159 out of 165 total Units within the Community; and

WHEREAS, pursuant to Section 17.2 thereof, the Declaration may be amended by the affirmative vote or written consent of Members representing seventy-five (75%) of the total Class "A" votes in the Association, along with Declarant's consent if Declarant owns any property subject to the Declaration; and

WHEREAS, Section 6.3 of the Declaration defines Class "A" Members as all Owners other than the Class "B" Member, defined as the Declarant; and

WHEREAS, the Declarant no longer owns any property subject to the Declaration; and

WHEREAS, the Majority Owner holds more than seventy-five (75%) of the Class "A" votes; and

WHEREAS, the Majority Owner has consented in writing to this Amendment, as evidenced by its execution hereof;

NOW, THEREFORE, pursuant to Section 17.2 thereof, the Declaration is hereby amended as follows:

Article VIII, Section 8.9 of the Declaration, is hereby amended (a) by replacing “the first Owner thereof” with “the first Owner and each subsequent Owner thereof, other than one who acquires such Unit via foreclosure, inheritance or devise,” and (b) by replacing “\$925.00” with “\$500.00, or such other amount as determined by the Board from time to time in its reasonable discretion.”

ALL OTHER TERMS and provisions of the Declaration shall remain unchanged except as set forth herein or as previously amended. All capitalized terms not defined herein shall have the meanings set forth in the Declaration. The recitals contained in the preamble hereto shall be construed in all respects as an integral part of this Amendment. If any provision of the Declaration conflicts with any provision of this Amendment, then this Amendment shall control.


IN WITNESS WHEREOF, the undersigned does hereby adopt and approve the above, and consents thereto, effective the date first above written.

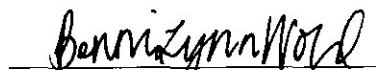
REO FUNDING SOLUTIONS III, LLC,
a Georgia limited liability company

By:  (SEAL)

Judd Gilats
Vice President

Signed, sealed and delivered
in the presence of:


Unofficial Witness MARK WHITE


Notary Public

