

FILED  
HORRY COUNTY, S.C.  
2006 SEP 29 PM 4:13  
GALLERY V. SKIPPER  
REGISTRAR OF DEEDS

COPY

STATE OF SOUTH CAROLINA ) CORRECTIVE FIRST AMENDMENT TO  
                                  ) DECLARATION OF PROTECTIVE COVENANTS,  
                                  ) RESTRICTIONS, EASEMENTS, CHARGES  
                                  ) AND LIENS FOR WATERBRIDGE  
COUNTY OF HORRY )

This Corrective First Amendment to Declaration of Protective Covenants, Restrictions, Easements, Charges, and Liens for Waterbridge is made by **SOUTH CAROLINA COASTAL DEVELOPMENT I, INC.**, a South Carolina corporation (hereinafter referred to as "the Developer").

RECITALS:

A. By Declaration of Protective Covenants, Restrictions, Easements, Charges and Liens dated August 8, 2006, recorded in the office of the Horry County Register of Deeds on August 24, 2006 in Deed Book 3147 at page 901 ("the Declaration"), the Developer imposed certain covenants, restrictions and easements upon certain real property located in Horry County, South Carolina, more particularly described in the Declaration; and

B. Article XVI, Section 12 of the Declaration provides that the Declaration may be amended by the Declarant at any time prior to the closing of the first conveyance of a Lot by Declarant; and

C. Declarant is still the owner of all Lots and Common Area within Waterbridge and has not yet closed on the first conveyance of a Lot; and

D. Declarant desires to amend Exhibit A to the Declaration to revise the legal description inasmuch as Declarant has recorded a new subdivision plat to correct a scrivener's error in the original plat; and

3/16/10

E. Declarant also desires to amend the Declaration to allow Declarant the right to subject property lying adjacent to the Waterbridge subdivision to the terms and conditions of this Declaration; and

F. By First Amendment to the Declaration dated September 26, 2006, recorded in the office of the Horry County Register of Deeds on September 27, 2006 in Deed Book 3164 at page 826 the Declarant amended Exhibit A to the Declaration to correct a scrivener's error in the original plat referenced in the legal description and to allow adjacent property to be annexed to the Declaration; and

G. Declarant now desires to correct a scrivener's error in the First Amendment to the Declaration in that Recital Paragraph C erroneously referred to Waterway Palms Plantation instead of Waterbridge. Recital Paragraph C of the First Amendment to the Declaration is amended by this Corrective First Amendment to the Declaration to substitute Waterbridge for Waterway Palms Plantation.

#### DECLARATION:

NOW, THEREFORE, the Declaration is hereby amended to delete the original Exhibit "A" and replace it with the revised Exhibit "A" attached hereto, and such real property referenced therein is hereby subjected to the provisions of the Declaration as amended hereby.

Article XI Phased Development is amended to add Section 7 as follows:

Section 7. Adjacent Property. The Declarant may, from time to time, in Declarant's sole discretion and option, subject any parcel or tract of land then lying adjacent to Waterbridge subdivision, to the provisions of this Declaration by recording a Supplemental Declaration(s) stating its intention to so incorporate additional real estate. Adjacent Property is defined for the purposes of this Declaration as any property, any portion of which has a contiguous boundary with property previously or simultaneously subjected to the terms of this Declaration.

[Signatures on following page]

IN WITNESS WHEREOF, South Carolina Coastal Development I, Inc. has executed this Corrective First Amendment to the Declaration as of September 28, 2006.

Signed, Sealed and Delivered  
In the Presence of:

SOUTH CAROLINA COASTAL DEVELOPMENT I, INC.  
(SEAL)

*Lana Bruce*

By: *Randolph M. Allen*  
Randolph M. Allen, President

*Nancy Morrison*

STATE OF NORTH CAROLINA )  
  )  
COUNTY OF MECKLENBURG )

PROBATE

PERSONALLY appeared before me the undersigned witness and made oath that s/he saw the within named South Carolina Coastal Development I, Inc., by its duly authorized signatory sign, seal and as its act and deed deliver the within written Corrective First Amendment to the Declaration of Protective Covenants, Restrictions, Easements, Charges and Liens for Waterbridge and that s/he with the other witness subscribed above witnessed the execution thereof.

*Lana Bruce*  
Witness

SWORN to before me this  
28<sup>th</sup> day of September, 2006.

*Nancy Morrison* (L.S.)  
Notary Public for North Carolina

My Commission Expires: 9/24/2010

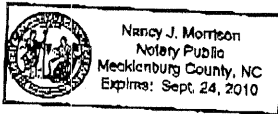


EXHIBIT "A"

ALL AND SINGULAR that certain pieces, parcels or lots of land, situate, lying and being in Horry County, South Carolina, being shown and described as Lots 1 through 593 on "Final Plat of Waterbridge, Phase I, Conway Township, Horry County, South Carolina" prepared for South Carolina Coastal Development I, Inc., by DDC Engineers, Inc., dated June 9, 2006, last revised September 7, 2006, and recorded September 14, 2006 in the Office of the Register of Deeds for Horry County in Plat Book 217 at pages 12 and 12a through 12k (12 Sheets), which plat is incorporated herein and made a part hereof by reference.

TOGETHER WITH the streets shown as: Waterbridge Boulevard, Fiddlehead Way, Starlit Way, Seabury Lane, Summer Rose Lane, Blue Indigo Lane, Hydrangea Drive, Cottage Shell Drive, Sourgrass Lane, Yellow Morel Way, Sweet Olive Lane, Silkgrass Lane, Catbird Circle, Lavender Lane, Painted Trillium Court, Rachel Carson Parkway, Clematis Court, Moss Bridge Lane, Singing Rose Drive, Plumgrass Trace and Summersweet Lane; open areas shown as: Open Space #1, Open Space #2, Open Space #3, Open Space #4, Open Space #5, Open Space #6, Open Space #7, Open Space #8, Open Space #9, Open Space #10, Open Space #11, and area shown as Amenity Area on the above described plat.