

This instrument prepared by:
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Heather Dawbarn, Register
Rutherford County Tennessee
Rec #: 1264222
Rec'd: 10.00 Instrument #: 2562977
State: 0.00
Clerk: 0.00
Other: 2.00 9/24/2024 at 10:14 AM
Total: 12.00 in
Record Book 2472 Pgs 2087-2088

**SECOND AMENDMENT TO AMENDED AND RESTATED DECLARATION OF
PROTECTIVE COVENANTS,
CONDITIONS, AND RESTRICTIONS FOR
CARTER'S RETREAT**

This Second Amendment to the Amended and Restated Declaration of Protective Covenants, Conditions and Restrictions for Carter's Retreat is made and entered into this 23rd day of Sept, 2024, by LGI Homes- Tennessee, LLC (the "Declarant").

WITNESSETH:

WHEREAS, the Amended and Restated Declaration of Protective Covenants, Conditions and Restrictions for Carter's Retreat is of record in Record Book 2276, page 1802, Register's Office for Rutherford County, Tennessee as amended by Amendment to Amended and Restated Declaration of Protective Covenants, Conditions and Restrictions for Carter's Retreat of record in Record Book 2327, page 1443, said Register's Office (collectively the "Declaration"); and

WHEREAS, Article XIV, Section 2 of the Declaration provides that the Declarant may amend the Declaration without joinder of any other party for a period of twenty-five (25) years from the date thereof or so long as Declarant owns any lots in the development or property to be developed, whichever is longer.

WHEREAS, Declarant desires to amend the Declaration as provided hereinbelow; and

NOW, THEREFORE, the Amended and Restated Declaration of Protective Covenants, Conditions and Restrictions for Carter's Retreat is amended as follows:

1. Article VII, Section 1(r) shall be deleted in its entirety and replaced with the following:

r. No signs are allowed except as follows: One real estate "For Sale" or "For Lease" sign meeting the requirements of Article IX, one non-illuminated builder name/lot number sign per lot, two or less non-illuminated election related signs no larger than 24" by 30" within thirty (30) days prior to the election and two (2) days after the election for which the sign is posted.

2. Except as amended hereinabove, all other provisions remain in full force and effect.

IN WITNESS WHEREOF, the undersigned, being the Declarant herein, has hereunto set its hand this 23rd day of Sept, 2024.

"DECLARANT"

LGI HOMES- TENNESSEE, LLC

By: [Signature]
Title: Officer

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Dan Brown, with whom I am personally acquainted, and who upon his oath acknowledged himself to be the Officer of LGI Homes- Tennessee, LLC, and he as such Officer, being authorized so to do, executed the foregoing instrument (Second Amendment to Declaration of Covenants, Conditions and Restrictions) for the purposes therein contained by signing the name of LGI Homes- Tennessee, LLC, by himself as such Officer.

WITNESS MY HAND and official seal at my office on this the 23rd day of Sept, 2024.

My commission expires: 11/17/2024

[Signature]
Notary Public

