

STATE OF SOUTH CAROLINA)	FIRST SUPPLEMENTAL
)	DECLARATION OF
)	COVENANTS, CONDITIONS AND RESTRICTIONS
COUNTY OF CHARLESTON)	FOR MARAIS
		[Phase 2]

THIS First Supplemental Declaration of Covenants, Conditions and Restrictions for Marais ("First Supplemental Declaration") is entered into effective the 5th day of June, 2002, by Beach Marais, LLC, a South Carolina limited liability company (hereinafter called "Declarant").

WITNESSETH:

WHEREAS, the Declarant, by "Declaration of Covenants, Conditions and Restrictions for Marais " dated October 12, 2001, recorded January 17, 2002, in the RMC Office for Charleston County in Book L-394, at Page 351, made certain properties in Charleston County, South Carolina subject to the aforesaid Declaration (the "Declaration"); and

WHEREAS, Section 2.1.2 of the Declaration provides, in relevant part, that Declarant may bring within the plan and operation of the Declaration additional property, said addition to be made by filing a Supplemental Declaration with respect to the said additional property; and

WHEREAS, Declarant desires to add to the plan and operation of the Declaration the property known as Phase 2 of Marais and described in Exhibit "A" (the "Property") and to impose additional special restrictions on the property submitted hereby.

KNOW ALL MEN BY THESE PRESENTS THAT the Declarant does hereby declare as follows:

- I. Definitions. The words used in this First Supplemental Declaration, unless the context shall clearly indicate otherwise, shall have the same meanings as set forth in the Declaration.
- II. Submission of Property to Declaration. The real property described in Exhibit "A" attached hereto, pursuant to Section 2.1.2 of the Declaration, is and shall be held, transferred, sold, conveyed, given, donated, leased and occupied subject to the Declaration, and to the covenants, restrictions, conditions, easements and affirmative obligations set forth therein, as further amended by this First Supplemental Declaration.
- III. Completeness. Except as herein provided, the Declaration, as previously amended, shall remain in full force and effect, without modification, the said Declaration, as previously amended and as amended hereby, being the complete text of said instrument as of the date hereof.

[Remainder of Page Purposely Blank]

EXHIBIT "A"

All those pieces, parcels or tracts of land, situate, lying and being in the Town of Mt. Pleasant, County of Charleston, State of South Carolina, shown and designated as Lots 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61 and 62 on a plat entitled "Final Subdivision Plat of Parcel L, To Create Phase Two Marais At Seaside Farms" prepared under seal of F. Elliott Quinn, III, RLS, S.C. Registration No. 10292, of Thomas & Hutton Engineering Co., dated February 7, 2002, and recorded June 5, 2002, in Plat Book EE, Pages 657 and 658 in the RMC Office for Charleston County, reference to which is craved for a more complete description.

SAID pieces, parcels and lots of land having such size, shape, dimensions, and boundaries as will by reference to said plat more fully appear.

BK Y408PG351

Thomas & Hutton Engineering
Post Office Box 1522
Mt. Pleasant, SC 29465
Env

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REGISTER
CHARLESTON COUNTY SC

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