

BK K 17076884

STATE OF SOUTH CAROLINA
COUNTY OF CHARLESTON

SUPPLEMENTAL DECLARATION OF
COVENANTS AND RESTRICTIONS OF
THE MORGAN CREEK HARBOR ASSOCIATION

THIS Supplemental Declaration made this November 10, 1987, by Wild Dunes Associates, a South Carolina General Partnership, and by Morgan Creek Harbor Association, Inc., hereinafter referred to as "Association."

WITNESSETH:

WHEREAS, the Wild Dunes Associates, by instrument dated July 12, 1984, made certain properties on the Isle of Palms, Charleston County, South Carolina, subject to a Declaration of Covenants and Restrictions For The Morgan Creek Harbor Association, said instrument being recorded in the RMC Office for Charleston County, South Carolina, in Book R138 at page 133.

NOW, THEREFORE, Wild Dunes Associates declares that the real property described in Exhibit "A" attached hereto, pursuant to Article II Section 2 of "Declaration of Covenants and Restrictions for Morgan Creek Harbor Association," dated July 12, 1984, and recorded in Book R138 at page 133, in the RMC Office for Charleston County, South Carolina, is and shall be held, transferred, sold, conveyed, given, donated, leased, occupied, and used subject to the covenants, restrictions, conditions, easements, charges, assessments, affirmative obligations and liens as are set forth in the above described Declaration.

The real property which is and shall be held, transferred, sold, conveyed, given, donated, leased and occupied subject to these Covenants is described on Exhibit "A" attached hereto.

IN WITNESS WHEREOF, Wild Dunes Associates and the Association have caused this instrument to be executed the day and year first above written.

SIGNED, SEALED AND DELIVERED
IN THE PRESENCE OF:

WILD DUNES ASSOCIATES, a South
Carolina General Partnership

BY: Noel D. Thorn
NOEL D. THORN, ITS MANAGING PARTNER

John P. Dudley, Jr.
Henry B. Matthews

①

Exhibit ~~to~~ E

BK K 170PG885

STATE OF SOUTH CAROLINA)
COUNTY OF CHARLESTON)

PERSONALLY appeared the undersigned witness who, on oath, says that s/he saw the within named WILD DUNES ASSOCIATES, a South Carolina General Partnership, by its Managing Partner above subscribed, sign, seal and as its act and deed deliver the within written instrument, and that s/he with the other witness above subscribed witnessed the execution thereof.

SWORN to BEFORE me this 10th day of November, 1987

John P. Dudley, Jr.

James C. [Signature] (L.S.)
NOTARY PUBLIC FOR SOUTH CAROLINA
MY COMMISSION EXPIRES: 11/25/96

EXHIBIT "A"

BK K 170PG886

ALL those certain lots, pieces, and parcels of land, situate, lying and being in the City of Isle of Palms, County of Charleston, State of South Carolina, shown and designated as Lots 1-41 inclusive, on a plat thereof entitled "Conditional Plat Showing Subdivision of Tract "F," Block "E," Parcel 1 & Lots 1-68 Marina Place Near Sundial Circle, Wild Dunes - City of Isle of Palms, Charleston County, South Carolina," prepared by William Porcher, L.S. of Engineering, Surveying & Planning, Inc., dated September 9, 1987, and recorded in the office of the RMC for Charleston County in Plat Book BP at page 101; said lots having such sizes, shapes, locations, buttings and boundings as are shown on said plat.

ALSO

ALL that certain piece, parcel or strip of land, situate, lying and being in the City of Isle of Palms, County of Charleston, State of South Carolina, shown and designated as "40' Bulkhead, Dock Maintenance, Ingress-egress and Utility Easement" containing 28,190 S.F. on a plat thereof entitled "Conditional Plat Showing Subdivision of Tract "F," Block "E," Parcel 1 & Lots 1-68 Marina Place Near Sundial Circle, Wild Dunes - City of Isle of Palms, Charleston County, South Carolina," prepared by William Porcher, L.S. of Engineering, Surveying & Planning, Inc., dated September 9, 1987, and recorded in the office of the RMC for Charleston County in Plat Book BP at page 101; said 40' strip of land butting and bounding on the North on the bulkhead adjacent to Morgan Creek; on the East on lands of Marina Financial Partners; on the South on Lots 22-41; and on the West on lands of Old Charleston Insurance Company, Ltd., as are shown on said plat.

ALSO

ALL that certain piece, parcel or strip of land, situate, lying and being in the City of Isle of Palms, County of Charleston, State of South Carolina, shown and designated as "15' Access Way" containing 1200 S.F., on a plat thereof entitled "Conditional Plat Showing Subdivision of Tract "F," Block "E," Parcel 1 & Lots 1-68 Marina Place Near Sundial Circle, Wild Dunes - City of Isle of Palms, Charleston County, South Carolina," prepared by William Porcher, L.S. of Engineering, Surveying & Planning, Inc., dated September 9, 1987, and recorded in the office of the RMC for Charleston County in Plat Book BP at page 101; said Access Way butting and bounding on the North by a 40' strip of land; on the East on Lot 34; on the South on the right-of-way of Catalina Drive; and on the West on Lot 35, as is shown on said plat.

ALSO

ALL that certain piece, parcel or strip of land, situate, lying and being in the City of Isle of Palms, County of Charleston,

BK K 170PG887

State of South Carolina, shown and designated as "15' Access Way" containing 1200 S.F., on a plat thereof entitled "Conditional Plat Showing Subdivision of Tract "P," Block "E," Parcel 1 & Lots 1-68 Marine Place Near Sundial Circle, Wild Dunes - City of Isle of Palms, Charleston County, South Carolina," prepared by William Porcher, L.S. of Engineering, Surveying & Planning, Inc., dated September 9, 1987, and recorded in the office of the RMC for Charleston County in Plat Book 62 at page 101; said Access Way butting and bounding on the North by a 40' strip of land; on the East on Lot 27; on the South on the right-of-way of Catalina Drive; and on the West on Lot 28, as is shown on said plat.

UNRECORDED COPY OF ORIGINAL FILED

5 5

McNairhampton, P.A.
P.O. Drawer 6748
Hilton Head, SC. 29928

EX K 170PG888

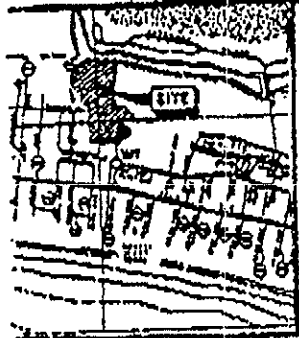
md
mae

FILED, INDEXED & RECORDED

K170-884
1987 NOV 13 PM 3 21

file

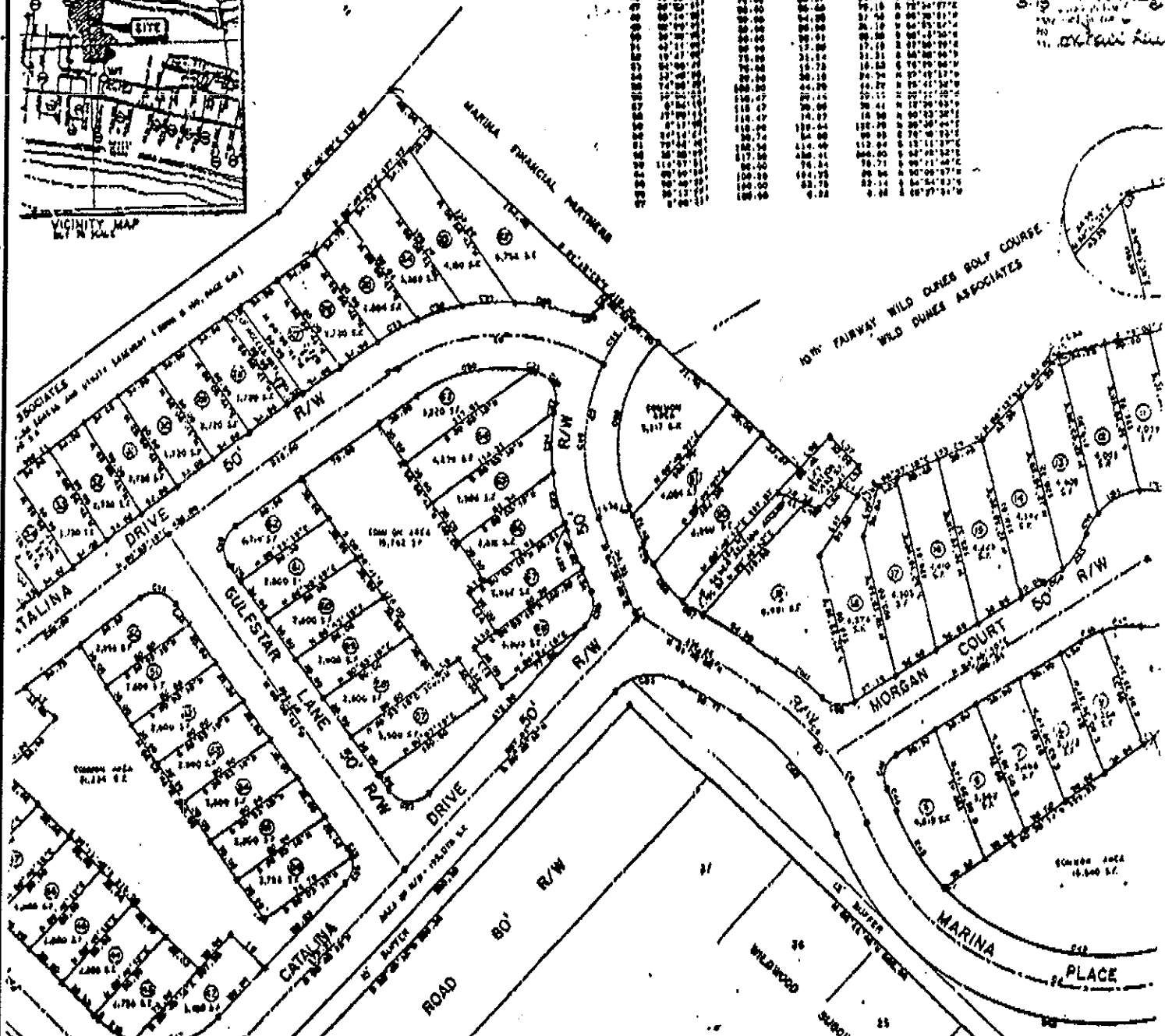
ROBERT M. KING
REGISTER OF THE CONVEYANCE
CHARLESTON COUNTY, S.C.



VICINITY MAP
BY N. S. SULL

AREA	AREA	LENGTH	WIDTH	AREA
1	100.00	100.00	100.00	10000.00
2	100.00	100.00	100.00	10000.00
3	100.00	100.00	100.00	10000.00
4	100.00	100.00	100.00	10000.00
5	100.00	100.00	100.00	10000.00
6	100.00	100.00	100.00	10000.00
7	100.00	100.00	100.00	10000.00
8	100.00	100.00	100.00	10000.00
9	100.00	100.00	100.00	10000.00
10	100.00	100.00	100.00	10000.00
11	100.00	100.00	100.00	10000.00
12	100.00	100.00	100.00	10000.00
13	100.00	100.00	100.00	10000.00
14	100.00	100.00	100.00	10000.00
15	100.00	100.00	100.00	10000.00
16	100.00	100.00	100.00	10000.00
17	100.00	100.00	100.00	10000.00
18	100.00	100.00	100.00	10000.00
19	100.00	100.00	100.00	10000.00
20	100.00	100.00	100.00	10000.00
21	100.00	100.00	100.00	10000.00
22	100.00	100.00	100.00	10000.00
23	100.00	100.00	100.00	10000.00
24	100.00	100.00	100.00	10000.00
25	100.00	100.00	100.00	10000.00
26	100.00	100.00	100.00	10000.00
27	100.00	100.00	100.00	10000.00
28	100.00	100.00	100.00	10000.00
29	100.00	100.00	100.00	10000.00
30	100.00	100.00	100.00	10000.00
31	100.00	100.00	100.00	10000.00
32	100.00	100.00	100.00	10000.00
33	100.00	100.00	100.00	10000.00
34	100.00	100.00	100.00	10000.00
35	100.00	100.00	100.00	10000.00
36	100.00	100.00	100.00	10000.00
37	100.00	100.00	100.00	10000.00
38	100.00	100.00	100.00	10000.00
39	100.00	100.00	100.00	10000.00
40	100.00	100.00	100.00	10000.00
41	100.00	100.00	100.00	10000.00
42	100.00	100.00	100.00	10000.00
43	100.00	100.00	100.00	10000.00
44	100.00	100.00	100.00	10000.00
45	100.00	100.00	100.00	10000.00
46	100.00	100.00	100.00	10000.00
47	100.00	100.00	100.00	10000.00
48	100.00	100.00	100.00	10000.00
49	100.00	100.00	100.00	10000.00
50	100.00	100.00	100.00	10000.00
51	100.00	100.00	100.00	10000.00
52	100.00	100.00	100.00	10000.00
53	100.00	100.00	100.00	10000.00
54	100.00	100.00	100.00	10000.00
55	100.00	100.00	100.00	10000.00
56	100.00	100.00	100.00	10000.00
57	100.00	100.00	100.00	10000.00
58	100.00	100.00	100.00	10000.00
59	100.00	100.00	100.00	10000.00
60	100.00	100.00	100.00	10000.00
61	100.00	100.00	100.00	10000.00
62	100.00	100.00	100.00	10000.00
63	100.00	100.00	100.00	10000.00
64	100.00	100.00	100.00	10000.00
65	100.00	100.00	100.00	10000.00
66	100.00	100.00	100.00	10000.00
67	100.00	100.00	100.00	10000.00
68	100.00	100.00	100.00	10000.00
69	100.00	100.00	100.00	10000.00
70	100.00	100.00	100.00	10000.00
71	100.00	100.00	100.00	10000.00
72	100.00	100.00	100.00	10000.00
73	100.00	100.00	100.00	10000.00
74	100.00	100.00	100.00	10000.00
75	100.00	100.00	100.00	10000.00
76	100.00	100.00	100.00	10000.00
77	100.00	100.00	100.00	10000.00
78	100.00	100.00	100.00	10000.00
79	100.00	100.00	100.00	10000.00
80	100.00	100.00	100.00	10000.00
81	100.00	100.00	100.00	10000.00
82	100.00	100.00	100.00	10000.00
83	100.00	100.00	100.00	10000.00
84	100.00	100.00	100.00	10000.00
85	100.00	100.00	100.00	10000.00
86	100.00	100.00	100.00	10000.00
87	100.00	100.00	100.00	10000.00
88	100.00	100.00	100.00	10000.00
89	100.00	100.00	100.00	10000.00
90	100.00	100.00	100.00	10000.00
91	100.00	100.00	100.00	10000.00
92	100.00	100.00	100.00	10000.00
93	100.00	100.00	100.00	10000.00
94	100.00	100.00	100.00	10000.00
95	100.00	100.00	100.00	10000.00
96	100.00	100.00	100.00	10000.00
97	100.00	100.00	100.00	10000.00
98	100.00	100.00	100.00	10000.00
99	100.00	100.00	100.00	10000.00
100	100.00	100.00	100.00	10000.00

1053 PREFERRED LOTS
WILDWOOD ROAD
MORGAN COURT

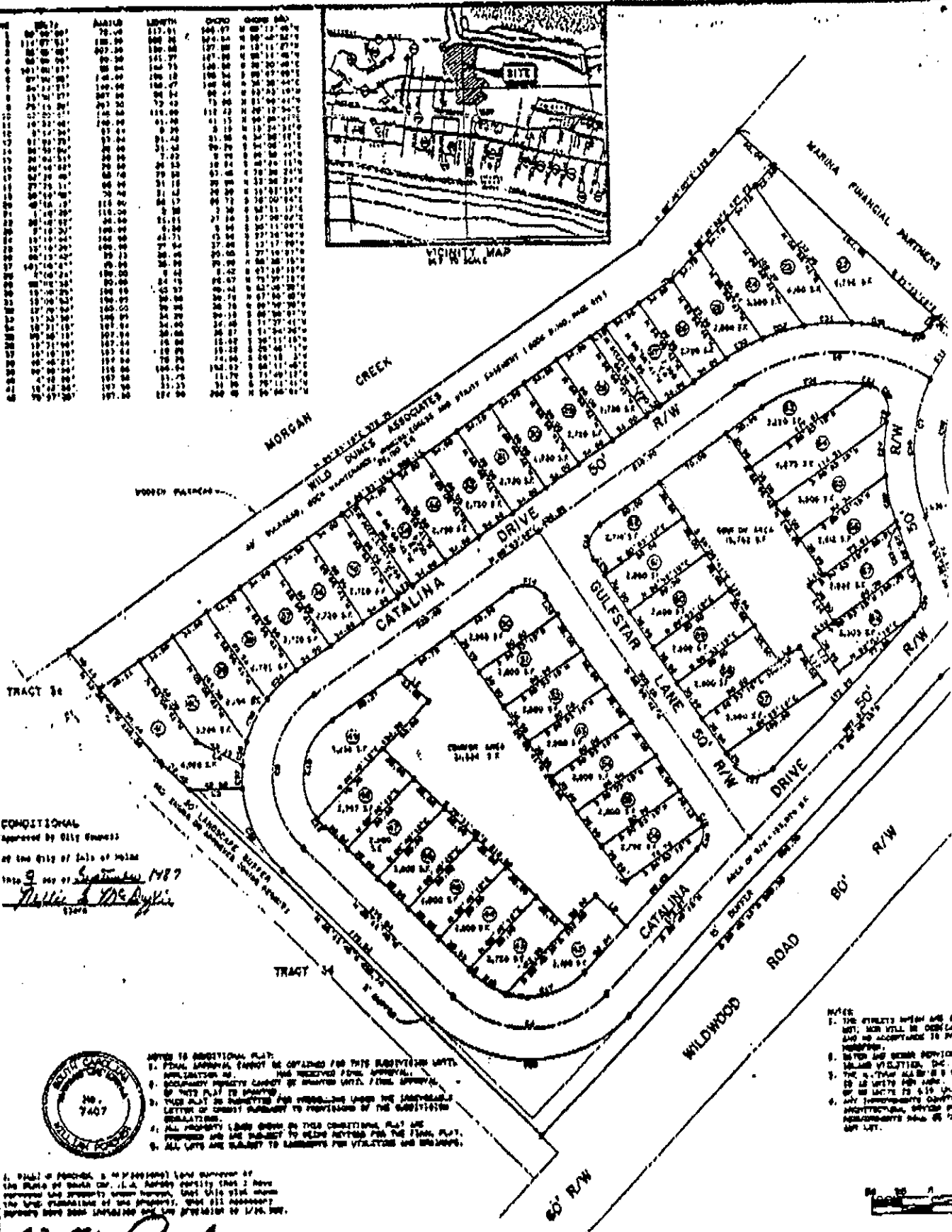
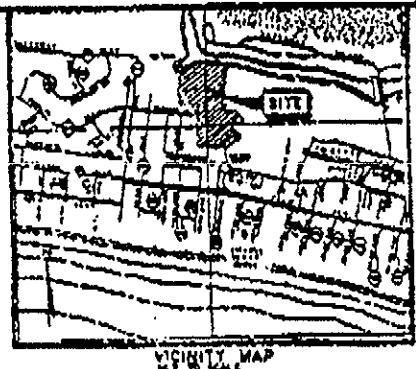


- NOTES
1. THE PLATS WHICH ARE AND SHALL BE HEREAFTER COVERED ARE NOT, NOR SHALL BE REGARDED AS, A PART OF THIS PLAT AND NO JOINDER IS PROVIDED HEREIN AND TO BE DEEMED APPROVED.
 2. THE LOTS AND OTHER FEATURES ARE TO BE DIVIDED BY EACH LOT BY A 5' WIDE STRIP OF LAND.
 3. THE 5' STRIP SHALL BE A PORTION OF THE 5' WIDE STRIP OF LAND WHICH IS TO BE DIVIDED BY EACH LOT BY A 5' WIDE STRIP OF LAND.
 4. THE LOTS AND OTHER FEATURES ARE TO BE DIVIDED BY EACH LOT BY A 5' WIDE STRIP OF LAND.



ENGINEERING, SURVEYING, & PLANNING, INC.
1000 W. 10TH ST., CHARLOTTE, N.C. 28202

LINE	ASSIG	LENGTH	CHORD	CHORD BE
1	110.00	110.00	110.00	110.00
2	110.00	110.00	110.00	110.00
3	110.00	110.00	110.00	110.00
4	110.00	110.00	110.00	110.00
5	110.00	110.00	110.00	110.00
6	110.00	110.00	110.00	110.00
7	110.00	110.00	110.00	110.00
8	110.00	110.00	110.00	110.00
9	110.00	110.00	110.00	110.00
10	110.00	110.00	110.00	110.00
11	110.00	110.00	110.00	110.00
12	110.00	110.00	110.00	110.00
13	110.00	110.00	110.00	110.00
14	110.00	110.00	110.00	110.00
15	110.00	110.00	110.00	110.00
16	110.00	110.00	110.00	110.00
17	110.00	110.00	110.00	110.00
18	110.00	110.00	110.00	110.00
19	110.00	110.00	110.00	110.00
20	110.00	110.00	110.00	110.00
21	110.00	110.00	110.00	110.00
22	110.00	110.00	110.00	110.00
23	110.00	110.00	110.00	110.00
24	110.00	110.00	110.00	110.00
25	110.00	110.00	110.00	110.00
26	110.00	110.00	110.00	110.00
27	110.00	110.00	110.00	110.00
28	110.00	110.00	110.00	110.00
29	110.00	110.00	110.00	110.00
30	110.00	110.00	110.00	110.00
31	110.00	110.00	110.00	110.00
32	110.00	110.00	110.00	110.00
33	110.00	110.00	110.00	110.00
34	110.00	110.00	110.00	110.00
35	110.00	110.00	110.00	110.00
36	110.00	110.00	110.00	110.00
37	110.00	110.00	110.00	110.00
38	110.00	110.00	110.00	110.00
39	110.00	110.00	110.00	110.00
40	110.00	110.00	110.00	110.00
41	110.00	110.00	110.00	110.00
42	110.00	110.00	110.00	110.00
43	110.00	110.00	110.00	110.00
44	110.00	110.00	110.00	110.00
45	110.00	110.00	110.00	110.00
46	110.00	110.00	110.00	110.00
47	110.00	110.00	110.00	110.00
48	110.00	110.00	110.00	110.00
49	110.00	110.00	110.00	110.00
50	110.00	110.00	110.00	110.00
51	110.00	110.00	110.00	110.00
52	110.00	110.00	110.00	110.00
53	110.00	110.00	110.00	110.00
54	110.00	110.00	110.00	110.00
55	110.00	110.00	110.00	110.00
56	110.00	110.00	110.00	110.00
57	110.00	110.00	110.00	110.00
58	110.00	110.00	110.00	110.00
59	110.00	110.00	110.00	110.00
60	110.00	110.00	110.00	110.00
61	110.00	110.00	110.00	110.00
62	110.00	110.00	110.00	110.00
63	110.00	110.00	110.00	110.00
64	110.00	110.00	110.00	110.00
65	110.00	110.00	110.00	110.00
66	110.00	110.00	110.00	110.00
67	110.00	110.00	110.00	110.00
68	110.00	110.00	110.00	110.00
69	110.00	110.00	110.00	110.00
70	110.00	110.00	110.00	110.00
71	110.00	110.00	110.00	110.00
72	110.00	110.00	110.00	110.00
73	110.00	110.00	110.00	110.00
74	110.00	110.00	110.00	110.00
75	110.00	110.00	110.00	110.00
76	110.00	110.00	110.00	110.00
77	110.00	110.00	110.00	110.00
78	110.00	110.00	110.00	110.00
79	110.00	110.00	110.00	110.00
80	110.00	110.00	110.00	110.00
81	110.00	110.00	110.00	110.00
82	110.00	110.00	110.00	110.00
83	110.00	110.00	110.00	110.00
84	110.00	110.00	110.00	110.00
85	110.00	110.00	110.00	110.00
86	110.00	110.00	110.00	110.00
87	110.00	110.00	110.00	110.00
88	110.00	110.00	110.00	110.00
89	110.00	110.00	110.00	110.00
90	110.00	110.00	110.00	110.00
91	110.00	110.00	110.00	110.00
92	110.00	110.00	110.00	110.00
93	110.00	110.00	110.00	110.00
94	110.00	110.00	110.00	110.00
95	110.00	110.00	110.00	110.00
96	110.00	110.00	110.00	110.00
97	110.00	110.00	110.00	110.00
98	110.00	110.00	110.00	110.00
99	110.00	110.00	110.00	110.00
100	110.00	110.00	110.00	110.00



CONDITIONAL
Approved by City Council
of the City of Los Angeles
This 9 day of September 1987
M. J. McHugh
City Clerk



- NOTES TO CONDITIONAL PLAN:
1. FINAL APPROVAL PERMIT BE OBTAINED FOR THIS SUBDIVISION WITH APPLICATION NO. _____ HAS RECEIVED FROM _____
 2. NEIGHBORHOOD IMPACT STUDY BY SHARON WATTS, FIRM APPROVED BY THIS PLAN IS ATTACHED.
 3. THIS PLAN IS SUBMITTED FOR APPROVAL UNDER THE INDIVIDUAL LETTER OF COMMENT PURSUANT TO PROVISIONS OF THE SUBDIVISION REGULATIONS.
 4. ALL PROPERTY LINES SHOWN ON THIS CONDITIONAL PLAN ARE APPROVED AND ARE SUBJECT TO BEING REVIEWED FOR THE FINAL PLAN.
 5. ALL LOTS ARE SUBJECT TO EASEMENTS FOR UTILITIES AND EGRESS.

I, _____, a professional land surveyor of the State of California, do hereby certify that I have surveyed the property shown herein, that this plan shows the true boundaries of the property, and all necessary surveys have been completed and are attached to this plan.

William D. Bury
WILLIAM D. BURY
LAND SURVEYOR
LOS ANGELES, CALIF.

- NOTES:
1. THE STREETS SHOWN ARE 40 FT. WIDE AND SHALL BE OPENED AND ACCEPTANCE TO BE MAINTAINED.
 2. WATER AND SEWER SERVICE SHALL BE PROVIDED BY THE CITY OF LOS ANGELES.
 3. THE 40 FT. WIDE ALLEYS ARE TO BE OPENED TO THE CITY OF LOS ANGELES TO BE 40 FT. WIDE.
 4. ALL IMPROVEMENTS SHALL BE APPROVED BY THE CITY OF LOS ANGELES.

ENGINEERING, BURY
88 CHARLTON ST.

