

Prepared by and return to:  
Willcox, Buyck & Williams, PA  
2050 Corporate Centre Drive, Ste. 230  
Myrtle Beach, SC 29577  
WBW File #3000.09525

STATE OF SOUTH CAROLINA	)	SIXTH AMENDMENT TO
	)	DECLARATION OF
COUNTY OF HORRY	)	COVENANTS, CONDITIONS AND
	)	RESTRICTIONS FOR
	)	THE FARM AT CAROLINA FOREST

**WHEREAS, D.R. Horton, Inc.,** (the "Declarant") recorded that certain Declaration of Covenants, Conditions and Restrictions for The Farm at Carolina Forest on February 13, 2004 in Deed Book 2697 at Page 0128, Horry County records (the "Declaration"); and,

**WHEREAS,** the Declaration has heretofore been amended by that certain First Amendment to the Declaration recorded on July 30, 2004 in Deed Book 2769 at Page 1368, Horry County records; and,

**WHEREAS,** the Declaration has heretofore been amended by that certain Second Amendment to the Declaration recorded on July 18, 2007 in Deed Book 3261 at Page 2194 , Horry County records: and,

**WHEREAS,** the Declaration has heretofore been amended by that certain Third Amendment to the Declaration recorded on June 11, 2008 in Deed Book 3342 at Page 525 , Horry County records; and,

**WHEREAS,** the Declaration has heretofore been amended by that certain Fourth Amendment to the Declaration recorded on January 30, 2009 in Deed Book 3384 at Page 2204, Horry County records; and,

**WHEREAS,** the Declaration has heretofore been amended by that certain Fifth Amendment to the Declaration recorded on November 3, 2011 in Deed Book 3550 at Page 590, Horry County records; and

**WHEREAS,** pursuant to Article X, Section 10.1 as long as Declarant owns any real property described in Exhibit "B" of the Declaration, Declarant has the unilateral right to subject any such property owned by Declarant to the Declaration; and

**WHEREAS,** as of the date of this Sixth Amendment, the Declarant owns a portion of the property described in Exhibit "B" to the Declaration, said property being more particularly described in the attached Exhibit "A", which is made a part hereof by reference; and,

**WHEREAS,** the Declarant now wishes to subject the property more particularly described

in the attached **Exhibit "A"** to the Declaration as stated herein.

**NOW THEREFORE**, for and in consideration of the premises herein and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the Declarant hereby declares that the real property described on the attached **Exhibit "A"**, is and shall be held, transferred, sold and conveyed and occupied subject to the covenants, restrictions, easements, charges and liens hereinafter set forth and as already set forth in the Declaration, including all amendments thereto, and that said Declaration shall be amended as follows:

#### **PROVISIONS IN THE DECLARATION**

1. It is hereby agreed that the aforesaid Declaration, including all previous amendments thereto, shall be and the same is hereby ratified, confirmed and adopted in all respects and all particulars as to each and every provision thereof except as to those provisions expressly amended as set forth herein and shall be, and hereby are, binding upon all present and future Owners their mortgagees and lien holders. It is further agreed that this document shall, and does hereby constitute the Sixth Amendment to the aforesaid Declaration with regard to the matters and things set forth herein.

2. This Sixth Amendment to the Declaration shall be binding upon and inure to the benefit of all parties having any right, title or interest in the described properties or any part thereof, their heirs, successors, successors-in-title and assigns, and shall inure to the benefit of each owner thereof.

#### **AMENDMENTS**

1. The property described in **Exhibit "A"** is hereby annexed into the Farm at Carolina Forest and shall be subject to that certain Declaration of Covenants, Conditions and Restrictions for The Farm at Carolina Forest recorded on February 13, 2004 in Deed Book 2697 at Page 0128, Horry County records, including all amendments thereto.
2. The property described in **Exhibit "A"** shall be owned, held, transferred, sold, conveyed, used and occupied subject to all provisions, covenants, restrictions, easements, charges and liens set forth in the Declaration, including all amendments thereto, which shall run with the title to such property or any portion thereof and shall be binding upon any person or entity having any right, title, interest in any portion of the property, their heirs, successors or assigns.

***SIGNATURE PAGE TO FOLLOW***

IN WITNESS WHEREOF, D.R. Horton, Inc. by its duly authorized officer, has executed this Sixth Amendment to the Declaration of Covenants, Conditions and Restrictions for The Farm at Carolina Forest this 3 day of February, 2014.

*[Signature]*  
*[Signature]*

**D. R. HORTON, INC.**

By: *[Signature]*  
Bradford C. Brundage  
City Manager

STATE OF SOUTH CAROLINA   )  
  )  
COUNTY OF HORRY                    )

ACKNOWLEDGMENT

I, the undersigned, a Notary Public for South Carolina, do hereby certify that Bradford C. Brundage as City Manager of D.R. Horton, Inc. personally appeared before me this day and acknowledged the due execution of the foregoing instrument as the act and deed of said corporation.

Witness my hand and official seal this 3 day of February, 2014

*[Signature]*  
Notary Public of South Carolina



My Commission Expires: \_\_\_\_\_  
Pamela J Jarvis  
NOTARY PUBLIC  
State of South Carolina  
My Commission Expires 7/19/2021

**EXHIBIT "A"**  
**Legal Description of Property Annexed in to the Farm at Carolina Forest via**  
**6<sup>th</sup> Amendment to Declaration**

ALL AND SINGULAR that certain piece, parcel or tract of land situate, lying and being the County of Horry, State of South Carolina in Conway Township containing 36.786 acres, more or less, and being more fully shown and identified as Tract 18A by that plat of survey entitled "TAKEDOWN PLAT OF TRACT 18A THE FARM AT CAROLINA FOREST", prepared for D.R. Horton, Inc., by Thomas & Hutton Engineers, dated February 13, 2012, revised February 26, 2013 and recorded in the Office of the Registrar of Deeds for Horry County on April 17, 2013 in Plat Book 257 at Page 267. Said tract of land having such courses, distances, shapes, metes and bounds as will more fully appear by reference to the aforesaid plat which is incorporated herein and made a part hereof.

TMS# 164-00-01-182

This being the identical property conveyed to D.R. Horton, Inc. by deed of LandBank Fund VIII, LLC, recorded April 22, 2013 in Deed book 3651 at Page 1816, records of Horry County.

Prepared by and return to:  
Willcox, Buyck & Williams, PA  
2050 Corporate Centre Drive, Ste. 230  
Myrtle Beach, SC 29577  
WBW File #30000.10295

Instrument#: 2014000043039, DEED BK:  
3728 PG: 2941 DOCTYPE: 069 04/23/2014  
at 02:44:33 PM, 1 OF 4 BALLERY V.  
SKIPPER, HORRY COUNTY, SC  
REGISTRAR OF DEEDS

**STATE OF SOUTH CAROLINA                    )**  
**)**  
**COUNTY OF HORRY                            )**  
**)**  
**)**  
**)**  
**SEVENTH AMENDMENT TO**  
**DECLARATION OF**  
**COVENANTS, CONDITIONS AND**  
**RESTRICTIONS FOR**  
**THE FARM AT CAROLINA FOREST**

**WHEREAS, D.R. Horton, Inc.,** (the "Declarant") recorded that certain Declaration of Covenants, Conditions and Restrictions for The Farm at Carolina Forest on February 13, 2004 in Deed Book 2697 at Page 0128, Horry County records (the "Declaration"); and,

**WHEREAS,** the Declaration has heretofore been amended by that certain First Amendment to the Declaration recorded on July 30, 2004 in Deed Book 2769 at Page 1368, Horry County records; and,

**WHEREAS,** the Declaration has heretofore been amended by that certain Second Amendment to the Declaration recorded on July 18, 2007 in Deed Book 3261 at Page 2194 , Horry County records; and,

**WHEREAS,** the Declaration has heretofore been amended by that certain Third Amendment to the Declaration recorded on June 11, 2008 in Deed Book 3342 at Page 525 , Horry County records; and,

**WHEREAS,** the Declaration has heretofore been amended by that certain Fourth Amendment to the Declaration recorded on January 30, 2009 in Deed Book 3384 at Page 2204, Horry County records; and,

**WHEREAS,** the Declaration has heretofore been amended by that certain Fifth Amendment to the Declaration recorded on November 3, 2011 in Deed Book 3550 at Page 590, Horry County records; and

**WHEREAS,** the Declaration has heretofore been amended by that certain Sixth Amendment to the Declaration recorded on February 3, 2014 in Deed Book 3713 at Page 530, Horry County records; and

**WHEREAS,** pursuant to Article X, Section 10.1 as long as Declarant owns any real property described in Exhibit "B" of the Declaration, Declarant has the unilateral right to subject any such property owned by Declarant to the Declaration; and

**WHEREAS,** as of the date of this Seventh Amendment, the Declarant owns a portion of the

property described in Exhibit "B" to the Declaration, said property being more particularly described in the attached Exhibit "A", which is made a part hereof by reference; and,

**WHEREAS**, the Declarant now wishes to subject the property more particularly described in the attached Exhibit "A" to the Declaration as stated herein.

**NOW THEREFORE**, for and in consideration of the premises herein and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the Declarant hereby declares that the real property described on the attached Exhibit "A", is and shall be held, transferred, sold and conveyed and occupied subject to the covenants, restrictions, easements, charges and liens hereinafter set forth and as already set forth in the Declaration, including all amendments thereto, and that said Declaration shall be amended as follows:

#### **PROVISIONS IN THE DECLARATION**

1. It is hereby agreed that the aforesaid Declaration, including all previous amendments thereto, shall be and the same is hereby ratified, confirmed and adopted in all respects and all particulars as to each and every provision thereof except as to those provisions expressly amended as set forth herein and shall be, and hereby are, binding upon all present and future Owners their mortgagees and lien holders. It is further agreed that this document shall, and does hereby constitute the Seventh Amendment to the aforesaid Declaration with regard to the matters and things set forth herein.

2. This Seventh Amendment to the Declaration shall be binding upon and inure to the benefit of all parties having any right, title or interest in the described properties or any part thereof, their heirs, successors, successors-in-title and assigns, and shall inure to the benefit of each owner thereof.

#### **AMENDMENTS**

1. The property described in Exhibit "A" is hereby annexed into the Farm at Carolina Forest and shall be subject to that certain Declaration of Covenants, Conditions and Restrictions for The Farm at Carolina Forest recorded on February 13, 2004 in Deed Book 2697 at Page 0128, Horry County records, including all amendments thereto.
2. The property described in Exhibit "A" shall be owned, held, transferred, sold, conveyed, used and occupied subject to all provisions, covenants, restrictions, easements, charges and liens set forth in the Declaration, including all amendments thereto, which shall run with the title to such property or any portion thereof and shall be binding upon any person or entity having any right, title, interest in any portion of the property, their heirs, successors or assigns.

IN WITNESS WHEREOF, D.R. Horton, Inc. by its duly authorized officer, has executed this Seventh Amendment to the Declaration of Covenants, Conditions and Restrictions for The Farm at Carolina Forest this 22 day of April, 2014.

[Signature]

[Signature]

**D. R. HORTON, INC.**

By: [Signature]  
Bradford C. Brundage  
City Manager

STATE OF SOUTH CAROLINA   )  
  )  
COUNTY OF HORRY                   )

ACKNOWLEDGMENT

I, the undersigned, a Notary Public for South Carolina, do hereby certify that Bradford C. Brundage as City Manager of D.R. Horton, Inc. personally appeared before me this day and acknowledged the due execution of the foregoing instrument as the act and deed of said corporation.

Witness my hand and official seal this 22 day of April, 2014

[Signature]  
Notary Public of South Carolina

My Commission Expires: 10-2-23



State of South Carolina  
Notary Public  
Tracy L. Wright  
My Commission Expires 10/2/2023

**EXHIBIT "A"**  
**Legal Description of Property Annexed in to the Farm at Carolina Forest via**  
**7<sup>TH</sup> Amendment to Declaration**

**ALL THAT** certain piece, parcel, or tract of land situate, lying and being in the County of Horry, State of South Carolina in Conway Township, containing 23.532 acres, more or less, and being more fully shown and identified as Tract 18B by that plat of survey entitled "SUBDIVISION PLAT OF PHASE 18B THE FARM AT CAROLINA FOREST," prepared for D.R. Horton, Inc. by Thomas & Hutton Engineers, dated April 15, 2014, and recorded in Plat Book 261 at Page 173 in the Office of the Registrar of Deeds for Horry County. Said tract of land having such courses, distances, shapes, metes, and bounds as will more appear by reference to the aforesaid plat, which is incorporated herein and made a part here

TMS# 164-00-01-182

This being the identical property conveyed to D.R. Horton, Inc. by deed of LandBank Fund VIII, LLC, recorded April 22, 2014 in Deed book 3728 at Page 2216, records of Horry County.



39600000020

STATE OF SOUTH CAROLINA )  
COUNTY OF HORRY )  
EIGHTH AMENDMENT TO  
DECLARATION OF  
COVENANTS, CONDITIONS AND  
RESTRICTIONS FOR  
THE FARM AT CAROLINA FOREST

WHEREAS, D.R. Horton, Inc., (the "Declarant") recorded that certain Declaration of Covenants, Conditions and Restrictions for The Farm at Carolina Forest on February 13, 2004 in Deed Book 2697 at Page 0128, Horry County records (the "Declaration"); and,

WHEREAS, the Declaration has heretofore been amended by that certain First Amendment to the Declaration recorded on July 30, 2004 in Deed Book 2769 at Page 1368, Horry County records; and,

WHEREAS, the Declaration has heretofore been amended by that certain Second Amendment to the Declaration recorded on July 18, 2007 in Deed Book 3261 at Page 2194, Horry County records; and,

WHEREAS, the Declaration has heretofore been amended by that certain Third Amendment to the Declaration recorded on June 11, 2008 in Deed Book 3342 at Page 525, Horry County records; and,

WHEREAS, the Declaration has heretofore been amended by that certain Fourth Amendment to the Declaration recorded on January 30, 2009 in Deed Book 3384 at Page 2204, Horry County records; and,

WHEREAS, the Declaration has heretofore been amended by that certain Fifth Amendment to the Declaration recorded on November 3, 2011 in Deed Book 3550 at Page 590, Horry County records; and

WHEREAS, the Declaration has heretofore been amended by that certain Sixth Amendment to the Declaration recorded on February 3, 2014 in Deed Book 3713 at Page 530, Horry County records; and

WHEREAS, the Declaration has heretofore been amended by that certain Seventh Amendment to the Declaration recorded on April 23, 2014 in Deed Book 3728 at Page 2941, Horry County records; and

WHEREAS, pursuant to Article X, Section 10.1 as long as Declarant owns any real property described in Exhibit "B" of the Declaration, Declarant has the right to subject any such property with the written consent of the owner of the property to be subjected to the Declaration; and

WHEREAS, as of the date of this Eighth Amendment, the Declarant owns a portion of the property described in Exhibit "B" to the Declaration, and,

WHEREAS, the property being more particularly described in the attached Exhibit "A", which is made a part hereof by reference is owned by R.S. Parker Homes, LLC ("Parker"); and,

WHEREAS, the Declarant and Parker now wish to subject the property more particularly described in the attached Exhibit "A" to the Declaration as stated herein.

NOW THEREFORE, for and in consideration of the premises herein and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the Declarant and Parker hereby declare that the real property described on the attached Exhibit "A", is and shall be held,

transferred, sold and conveyed and occupied subject to the covenants, restrictions, easements, charges and liens hereinafter set forth and as already set forth in the Declaration, including all amendments thereto, and that said Declaration shall be amended as follows:

#### PROVISIONS IN THE DECLARATION

1. It is hereby agreed that the aforesaid Declaration, including all previous amendments thereto, shall be and the same is hereby ratified, confirmed and adopted in all respects and all particulars as to each and every provision thereof except as to those provisions expressly amended as set forth herein and shall be, and hereby are, binding upon all present and future Owners their mortgagees and lien holders. It is further agreed that this document shall, and does hereby constitute the Eighth Amendment to the aforesaid Declaration with regard to the matters and things set forth herein.

2. This Eighth Amendment to the Declaration shall be binding upon and inure to the benefit of all parties having any right, title or interest in the described properties or any part thereof, their heirs, successors, successors-in-title and assigns, and shall inure to the benefit of each owner thereof.

#### AMENDMENTS

1. The property described in **Exhibit "A"** is hereby annexed into the Farm at Carolina Forest and shall be subject to that certain Declaration of Covenants, Conditions and Restrictions for The Farm at Carolina Forest recorded on February 13, 2004 in Deed Book 2697 at Page 0128, Horry County records, including all amendments thereto.
2. The property described in **Exhibit "A"** shall be owned, held, transferred, sold, conveyed, used and occupied subject to all provisions, covenants, restrictions, easements, charges and liens set forth in the Declaration, including all amendments thereto, which shall run with the title to such property or any portion thereof and shall be binding upon any person or entity having any right, title, interest in any portion of the property, their heirs, successors or assigns.
3. Upon the initial conveyance of a lot located within the property annexed by this Eighth Amendment upon which a residence has been constructed and for which a certificate of occupancy has been issued by the appropriate governmental agency, a Specific Assessment in the amount of Five Hundred and no/100 (\$500.00) Dollars shall be collected from Parker and paid to the Carolina Forest Homeowner's Association pursuant to Section 9.3(a) of the Declaration.
4. The privacy fence constructed along a portion of the boundary of the property annexed by this Eighth Amendment is hereby defined as an "Area of Common Responsibility" and shall be maintained by the <sup>Farm at</sup> Carolina Forest Homeowner's Association pursuant to Section 8.2 of the Declaration. The Association shall have an easement over the property annexed by this Eight Amendment in accordance with Article XII of the Declaration in order to fulfill its maintenance responsibilities.

IN WITNESS WHEREOF, D.R. Horton, Inc. by its duly authorized officer, has executed this Eighth Amendment to the Declaration of Covenants, Conditions and Restrictions for The Farm at Carolina Forest this 13 day of January, 2015.

D. R. HORTON, INC.

By: Bradford C. Brundage  
Bradford C. Brundage  
City Manager

STATE OF SOUTH CAROLINA )

ACKNOWLEDGMENT

COUNTY OF HORRY )

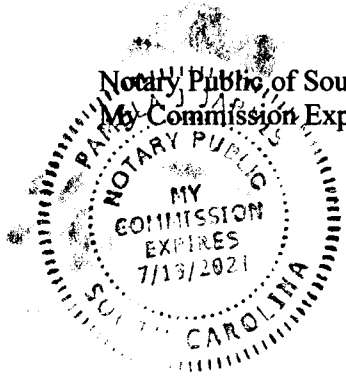
I, the undersigned, a Notary Public for South Carolina, do hereby certify that Bradford C. Brundage as City Manager of D.R. Horton, Inc. personally appeared before me this day and acknowledged the due execution of the foregoing instrument as the act and deed of said corporation.

Witness my hand and official seal this 13 day of January, 2015.

Pamela J. Jarvis

Notary Public, of South Carolina  
My Commission Expires: \_\_\_\_\_

Pamela J Jarvis  
NOTARY PUBLIC  
State of South Carolina  
My Commission Expires 7/19/2021



IN WITNESS WHEREOF, R.S. Parker Homes, LLC by Ronnel S Parker, Jr its duly authorized Manager, has executed this Eighth Amendment to the Declaration of Covenants, Conditions and Restrictions for The Farm at Carolina Forest this 13 day of January, 2015.

R.S. PARKER HOMES, LLC

[Signature]  
[Signature]

By: [Signature]

Its: Manager

STATE OF SOUTH CAROLINA )  
COUNTY OF HORRY )

ACKNOWLEDGMENT

I, the undersigned, a Notary Public for South Carolina, do hereby certify that Ronnel S Parker as the duly authorized Manager of R.S. Parker Homes, LLC, personally appeared before me this day and acknowledged the due execution of the foregoing instrument as the act and deed of said corporation.

Witness my hand and official seal this 13 day of January, 2015.

[Signature]  
Notary Public of South Carolina

My Commission Expires: 5-8-16

Stephanie J Hribar  
NOTARY PUBLIC  
State of South Carolina  
My Commission Expires 5/8/2016

**EXHIBIT "A"**  
**Legal Description of Property**  
**annexed into the Farm at Carolina Forest via the 8<sup>th</sup> Amendment**

ALL AND SINGULAR, that certain piece, parcel or tract of land situate, lying and being in Dogwood Neck Township, near Myrtle Beach, Horry County, South Carolina, containing approximately 28.54 acres, more or less, as shown on that certain "Map of 28.54 +/- Acres of Land-Remainder of Tract 22B", as recorded in the Horry County Register of Deeds at Plat Book 263, Page 88, on September 4, 2014.

TMS# 164-00-01-132

This being the identical property conveyed to R.S. Parker Homes, LLC by deed of LandBank Fund VIII, LLC, recorded September 8, 2014 in Deed Book 3761 at Page 1717, records of Horry County, SC.

STATE OF SOUTH CAROLINA  
COUNTY OF HORRY

)  
)  
)  
)  
)

**EIGHTH AMENDMENT TO  
DECLARATION OF  
COVENANTS, CONDITIONS AND  
RESTRICTIONS FOR  
THE FARM AT CAROLINA FOREST**

**WHEREAS, D.R. Horton, Inc.,** (the "Declarant") recorded that certain Declaration of Covenants, Conditions and Restrictions for The Farm at Carolina Forest on February 13, 2004 in Deed Book 2697 at Page 0128, Horry County records (the "Declaration"); and,

**WHEREAS,** the Declaration has heretofore been amended by that certain First Amendment to the Declaration recorded on July 30, 2004 in Deed Book 2769 at Page 1368, Horry County records; and,

**WHEREAS,** the Declaration has heretofore been amended by that certain Second Amendment to the Declaration recorded on July 18, 2007 in Deed Book 3261 at Page 2194 , Horry County records: and,

**WHEREAS,** the Declaration has heretofore been amended by that certain Third Amendment to the Declaration recorded on June 11, 2008 in Deed Book 3342 at Page 525 , Horry County records; and,

**WHEREAS,** the Declaration has heretofore been amended by that certain Fourth Amendment to the Declaration recorded on January 30, 2009 in Deed Book 3384 at Page 2204, Horry County records; and,

**WHEREAS,** the Declaration has heretofore been amended by that certain Fifth Amendment to the Declaration recorded on November 3, 2011 in Deed Book 3550 at Page 590, Horry County records; and

**WHEREAS,** the Declaration has heretofore been amended by that certain Sixth Amendment to the Declaration recorded on February 3, 2014 in Deed Book 3713 at Page 530, Horry County records; and

**WHEREAS,** the Declaration has heretofore been amended by that certain Seventh Amendment to the Declaration recorded on April 23, 2014 in Deed Book 3728 at Page 2941, Horry County records; and

**WHEREAS,** pursuant to Article X, Section 10.1 as long as Declarant owns any real property described in Exhibit "B" of the Declaration, Declarant has the right to subject any such property with the written consent of the owner of the property to be subjected to the Declaration; and

**WHEREAS,** as of the date of this Eighth Amendment, the Declarant owns a portion of the property described in Exhibit "B" to the Declaration, and,

**WHEREAS,** the property being more particularly described in the attached Exhibit "A", which is made a part hereof by reference is owned by R.S. Parker Homes, LLC ("Parker"); and,

**WHEREAS,** the Declarant and Parker now wish to subject the property more particularly described in the attached Exhibit "A" to the Declaration as stated herein.

**NOW THEREFORE,** for and in consideration of the premises herein and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the Declarant and Parker hereby declare that the real property described on the attached Exhibit "A", is and shall be held,

transferred, sold and conveyed and occupied subject to the covenants, restrictions, easements, charges and liens hereinafter set forth and as already set forth in the Declaration, including all amendments thereto, and that said Declaration shall be amended as follows:

### **PROVISIONS IN THE DECLARATION**

1. It is hereby agreed that the aforesaid Declaration, including all previous amendments thereto, shall be and the same is hereby ratified, confirmed and adopted in all respects and all particulars as to each and every provision thereof except as to those provisions expressly amended as set forth herein and shall be, and hereby are, binding upon all present and future Owners their mortgagees and lien holders. It is further agreed that this document shall, and does hereby constitute the Eighth Amendment to the aforesaid Declaration with regard to the matters and things set forth herein.

2. This Eighth Amendment to the Declaration shall be binding upon and inure to the benefit of all parties having any right, title or interest in the described properties or any part thereof, their heirs, successors, successors-in-title and assigns, and shall inure to the benefit of each owner thereof.

### **AMENDMENTS**

1. The property described in **Exhibit "A"** is hereby annexed into the Farm at Carolina Forest and shall be subject to that certain Declaration of Covenants, Conditions and Restrictions for The Farm at Carolina Forest recorded on February 13, 2004 in Deed Book 2697 at Page 0128, Horry County records, including all amendments thereto.
2. The property described in **Exhibit "A"** shall be owned, held, transferred, sold, conveyed, used and occupied subject to all provisions, covenants, restrictions, easements, charges and liens set forth in the Declaration, including all amendments thereto, which shall run with the title to such property or any portion thereof and shall be binding upon any person or entity having any right, title, interest in any portion of the property, their heirs, successors or assigns.
3. Upon the initial conveyance of a lot located within the property annexed by this Eighth Amendment upon which a residence has been constructed and for which a certificate of occupancy has been issued by the appropriate governmental agency, a Specific Assessment in the amount of Five Hundred and no/100 (\$500.00) Dollars shall be collected from Parker and paid to the Carolina Forest Homeowner's Association pursuant to Section 9.3(a) of the Declaration.
4. The privacy fence constructed along a portion of the boundary of the property annexed by this Eighth Amendment is hereby defined as an "Area of Common Responsibility" and shall be maintained by the Carolina Forest Homeowner's Association pursuant to Section 8.2 of the Declaration. The Association shall have an easement over the property annexed by this Eighth Amendment in accordance with Article XII of the Declaration in order to fulfill its maintenance responsibilities.

IN WITNESS WHEREOF, D.R. Horton, Inc. by its duly authorized officer, has executed this Eighth Amendment to the Declaration of Covenants, Conditions and Restrictions for The Farm at Carolina Forest this 13 day of January, 2015.

**D. R. HORTON, INC.**

[Signature]  
[Signature]

By: [Signature]  
Bradford C. Brundage  
City Manager

STATE OF SOUTH CAROLINA     )  
  )  
COUNTY OF HORRY                    )

ACKNOWLEDGMENT

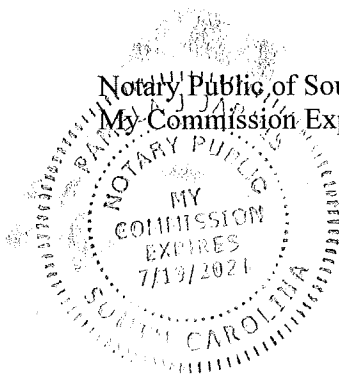
I, the undersigned, a Notary Public for South Carolina, do hereby certify that Bradford C. Brundage as City Manager of D.R. Horton, Inc. personally appeared before me this day and acknowledged the due execution of the foregoing instrument as the act and deed of said corporation.

Witness my hand and official seal this 13 day of January, 2015.

[Signature]

Notary Public of South Carolina

My Commission Expires: \_\_\_\_\_



Pamela J Jarvis  
NOTARY PUBLIC  
State of South Carolina  
My Commission Expires 7/19/2021



IN WITNESS WHEREOF, R.S. Parker Homes, LLC by Rennel S Parker, Jr its duly authorized Manager, has executed this Eighth Amendment to the Declaration of Covenants, Conditions and Restrictions for The Farm at Carolina Forest this 13 day of January, 2015.

**R.S. PARKER HOMES, LLC**

[Signature]  
[Signature]

By: [Signature]

Its: Manager

STATE OF SOUTH CAROLINA     )  
  )  
COUNTY OF HORRY             )

ACKNOWLEDGMENT

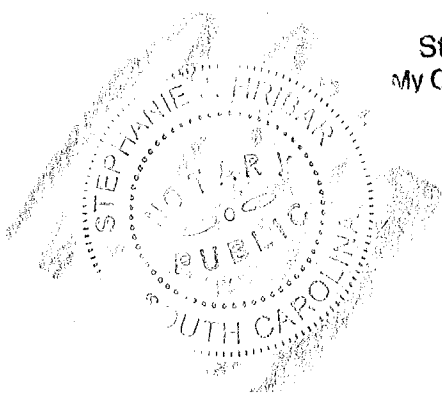
I, the undersigned, a Notary Public for South Carolina, do hereby certify that Rennel S Parker as the duly authorized Manager of R.S. Parker Homes, LLC, personally appeared before me this day and acknowledged the due execution of the foregoing instrument as the act and deed of said corporation.

Witness my hand and official seal this 13 day of January, 2015.

[Signature]  
Notary Public of South Carolina

My Commission Expires: 5-8-16

**Stephanie J Hribar**  
**NOTARY PUBLIC**  
**State of South Carolina**  
**My Commission Expires 5/8/2016**



**EXHIBIT "A"**  
**Legal Description of Property**  
**annexed into the Farm at Carolina Forest via the 8<sup>th</sup> Amendment**

ALL AND SINGULAR, that certain piece, parcel or tract of land situate, lying and being in Dogwood Neck Township, near Myrtle Beach, Horry County, South Carolina, containing approximately 28.54 acres, more or less, as shown on that certain "Map of 28.54 +/- Acres of Land-Remainder of Tract 22B", as recorded in the Horry County Register of Deeds at Plat Book 263, Page 88, on September 4, 2014.

TMS# 164-00-01-132

This being the identical property conveyed to R.S. Parker Homes, LLC by deed of LandBank Fund VIII, LLC, recorded September 8, 2014 in Deed Book 3761 at Page 1717, records of Horry County, SC.

39600000021

Prepared by and return to:  
Willcox, Buyck & Williams, PA  
2050 Corporate Centre Drive, Ste. 230  
Myrtle Beach, SC 29577  
WBW File #30000.10986

STATE OF SOUTH CAROLINA	)	NINTH AMENDMENT TO
	)	DECLARATION OF
COUNTY OF HORRY	)	COVENANTS, CONDITIONS AND
	)	RESTRICTIONS FOR
	)	THE FARM AT CAROLINA FOREST

**WHEREAS, D.R. Horton, Inc.,** (the "Declarant") recorded that certain Declaration of Covenants, Conditions and Restrictions for The Farm at Carolina Forest on February 13, 2004 in Deed Book 2697 at Page 0128, Horry County records (the "Declaration"); and,

**WHEREAS,** the Declaration has heretofore been amended by that certain First Amendment to the Declaration recorded on July 30, 2004 in Deed Book 2769 at Page 1368, Horry County records; and,

**WHEREAS,** the Declaration has heretofore been amended by that certain Second Amendment to the Declaration recorded on July 18, 2007 in Deed Book 3261 at Page 2194 , Horry County records; and,

**WHEREAS,** the Declaration has heretofore been amended by that certain Third Amendment to the Declaration recorded on June 11, 2008 in Deed Book 3342 at Page 525 , Horry County records; and,

**WHEREAS,** the Declaration has heretofore been amended by that certain Fourth Amendment to the Declaration recorded on January 30, 2009 in Deed Book 3384 at Page 2204, Horry County records; and,

**WHEREAS,** the Declaration has heretofore been amended by that certain Fifth Amendment to the Declaration recorded on November 3, 2011 in Deed Book 3550 at Page 590, Horry County records; and

**WHEREAS,** the Declaration has heretofore been amended by that certain Sixth Amendment to the Declaration recorded on February 3, 2014 in Deed Book 3713 at Page 530, Horry County records; and

**WHEREAS,** the Declaration has heretofore been amended by that certain Seventh Amendment to the Declaration recorded on April 23, 2014 in Deed Book 3728 at Page 2941, Horry County records; and

**WHEREAS**, the Declaration has heretofore been amended by that certain Eighth Amendment to the Declaration recorded on January 13, 2015 in Deed Book 3791 at Page 3173, Horry County records; and

**WHEREAS**, pursuant to Article X, Section 10.1 as long as Declarant owns any real property described in Exhibit "B" of the Declaration, Declarant has the unilateral right to subject any such property owned by Declarant to the Declaration; and

**WHEREAS**, as of the date of this Ninth Amendment, the Declarant owns a portion of the property described in Exhibit "B" to the Declaration, said property being more particularly described in the attached **Exhibit "A"**, which is made a part hereof by reference; and,

**WHEREAS**, the Declarant now wishes to subject the property more particularly described in the attached **Exhibit "A"** to the Declaration as stated herein.

**NOW THEREFORE**, for and in consideration of the premises herein and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the Declarant hereby declares that the real property described on the attached **Exhibit "A"**, is and shall be held, transferred, sold and conveyed and occupied subject to the covenants, restrictions, easements, charges and liens hereinafter set forth and as already set forth in the Declaration, including all amendments thereto, and that said Declaration shall be amended as follows:

#### **PROVISIONS IN THE DECLARATION**

1. It is hereby agreed that the aforesaid Declaration, including all previous amendments thereto, shall be and the same is hereby ratified, confirmed and adopted in all respects and all particulars as to each and every provision thereof except as to those provisions expressly amended as set forth herein and shall be, and hereby are, binding upon all present and future Owners their mortgagees and lien holders. It is further agreed that this document shall, and does hereby constitute the Ninth Amendment to the aforesaid Declaration with regard to the matters and things set forth herein.

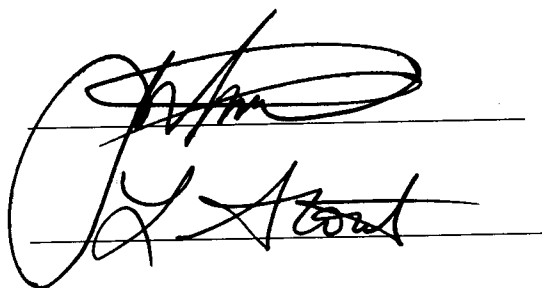
2. This Ninth Amendment to the Declaration shall be binding upon and inure to the benefit of all parties having any right, title or interest in the described properties or any part thereof, their heirs, successors, successors-in-title and assigns, and shall inure to the benefit of each owner thereof.

#### **AMENDMENTS**

1. The property described in **Exhibit "A"** is hereby annexed into the Farm at Carolina Forest and shall be subject to that certain Declaration of Covenants, Conditions and Restrictions for The Farm at Carolina Forest recorded on February 13, 2004 in Deed Book 2697 at Page 0128, Horry County records, including all amendments thereto.

2. The property described in **Exhibit "A"** shall be owned, held, transferred, sold, conveyed, used and occupied subject to all provisions, covenants, restrictions, easements, charges and liens set forth in the Declaration, including all amendments thereto, which shall run with the title to such property or any portion thereof and shall be binding upon any person or entity having any right, title, interest in any portion of the property, their heirs, successors or assigns.

IN WITNESS WHEREOF, D.R. Horton, Inc. by its duly authorized officer, has executed this Ninth Amendment to the Declaration of Covenants, Conditions and Restrictions for The Farm at Carolina Forest this 21 day of May, 2015.



D. R. HORTON, INC.

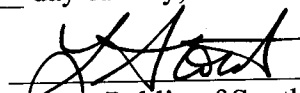
By: Bradford C. Brundage  
Bradford C. Brundage  
City Manager

STATE OF SOUTH CAROLINA   )  
  )  
COUNTY OF HORRY            )

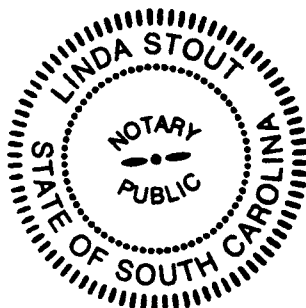
ACKNOWLEDGMENT

I, the undersigned, a Notary Public for South Carolina, do hereby certify that Bradford C. Brundage as City Manager of D.R. Horton, Inc. personally appeared before me this day and acknowledged the due execution of the foregoing instrument as the act and deed of said corporation.

Witness my hand and official seal this 21 day of May, 2015

  
\_\_\_\_\_  
Notary Public of South Carolina

My Commission Expires: 4-30-19



**EXHIBIT "A"**

**Legal Description of Property Annexed in to the Farm at Carolina Forest via  
9<sup>TH</sup> Amendment to Declaration**

All that certain piece, parcel, or tract of land situate, lying, and being in the County of Horry, State of South Carolina in Dogwood Neck Township, containing 23.21 acres, more or less, and being more fully shown and identified as Tract 19 by that plat of survey entitled "Takedown Plat of Phase 19 The Farm Carolina Forest" prepared for D.R. Horton, Inc. by Thomas & Hutton Engineering Co. last revised April 15, 2015, and recorded in the Office of the Registrar of Deeds for Horry County on April 16, 2015 in Plat Book 266 at Page 2. Said tract of land having such courses, distances, shapes, metes, and bounds as will more fully appear by reference to the aforesaid plat, which is incorporated herein and made part and parcel hereof.

A portion of TMS No. 164-00-01-008-(Parent Parcel)

TMS# 164-00-01-182

This being the identical property conveyed to D.R. Horton, Inc. by deed of LandBank Fund VIII, LLC, recorded April 30, 2015 in Deed Book 3817 at Page 242, records of Horry County.

Ph 20

Prepared by and return to:  
Willcox, Buyck & Williams, PA  
2050 Corporate Centre Drive, Ste. 230  
Myrtle Beach, SC 29577  
WBW File #30000.11725

Instrument#: 2016000028681, DEED BK: 3900  
PG: 810 DOCTYPE: 069 03/16/2016 at 02:43:20  
PM, 1 OF 4 MARION D. FOXWORTH III,  
HORRY COUNTY, SC REGISTRAR OF DEEDS

STATE OF SOUTH CAROLINA            )  
  )  
COUNTY OF HORRY                    )  
  )  
  )  
  )

TENTH AMENDMENT TO  
DECLARATION OF  
COVENANTS, CONDITIONS AND  
RESTRICTIONS FOR  
THE FARM AT CAROLINA FOREST

**WHEREAS, D.R. Horton, Inc.,** (the "Declarant") recorded that certain Declaration of Covenants, Conditions and Restrictions for The Farm at Carolina Forest on February 13, 2004 in Deed Book 2697 at Page 0128, Horry County records (the "Declaration"); and,

**WHEREAS,** the Declaration has heretofore been amended by that certain First Amendment to the Declaration recorded on July 30, 2004 in Deed Book 2769 at Page 1368, Horry County records; and,

**WHEREAS,** the Declaration has heretofore been amended by that certain Second Amendment to the Declaration recorded on July 18, 2007 in Deed Book 3261 at Page 2194 , Horry County records; and,

**WHEREAS,** the Declaration has heretofore been amended by that certain Third Amendment to the Declaration recorded on June 11, 2008 in Deed Book 3342 at Page 525 , Horry County records; and,

**WHEREAS,** the Declaration has heretofore been amended by that certain Fourth Amendment to the Declaration recorded on January 30, 2009 in Deed Book 3384 at Page 2204, Horry County records; and,

**WHEREAS,** the Declaration has heretofore been amended by that certain Fifth Amendment to the Declaration recorded on November 3, 2011 in Deed Book 3550 at Page 590, Horry County records; and

**WHEREAS,** the Declaration has heretofore been amended by that certain Sixth Amendment to the Declaration recorded on February 3, 2014 in Deed Book 3713 at Page 530, Horry County records; and

**WHEREAS,** the Declaration has heretofore been amended by that certain Seventh Amendment to the Declaration recorded on April 23, 2014 in Deed Book 3728 at Page 2941, Horry County records; and

**WHEREAS**, the Declaration has heretofore been amended by that certain Eighth Amendment to the Declaration recorded on January 13, 2015 in Deed Book 3791 at Page 3173, Horry County records; and

**WHEREAS**, the Declaration has heretofore been amended by that certain Ninth Amendment to the Declaration recorded on May 28, 2015 in Deed Book 3823 at Page 3084, Horry County records; and

**WHEREAS**, pursuant to Article X, Section 10.1 as long as Declarant owns any real property described in Exhibit "B" of the Declaration, Declarant has the unilateral right to subject any such property owned by Declarant to the Declaration; and

**WHEREAS**, as of the date of this Tenth Amendment, the Declarant owns a portion of the property described in Exhibit "B" to the Declaration, said property being more particularly described in the attached **Exhibit "A"**, which is made a part hereof by reference; and,

**WHEREAS**, the Declarant now wishes to subject the property more particularly described in the attached **Exhibit "A"** to the Declaration as stated herein.

**NOW THEREFORE**, for and in consideration of the premises herein and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the Declarant hereby declares that the real property described on the attached **Exhibit "A"**, is and shall be held, transferred, sold and conveyed and occupied subject to the covenants, restrictions, easements, charges and liens hereinafter set forth and as already set forth in the Declaration, including all amendments thereto, and that said Declaration shall be amended as follows:

#### **PROVISIONS IN THE DECLARATION**

1. It is hereby agreed that the aforesaid Declaration, including all previous amendments thereto, shall be and the same is hereby ratified, confirmed and adopted in all respects and all particulars as to each and every provision thereof except as to those provisions expressly amended as set forth herein and shall be, and hereby are, binding upon all present and future Owners their mortgagees and lien holders. It is further agreed that this document shall, and does hereby constitute the Tenth Amendment to the aforesaid Declaration with regard to the matters and things set forth herein.

2. This Tenth Amendment to the Declaration shall be binding upon and inure to the benefit of all parties having any right, title or interest in the described properties or any part thereof, their heirs, successors, successors-in-title and assigns, and shall inure to the benefit of each owner thereof.

#### **AMENDMENTS**

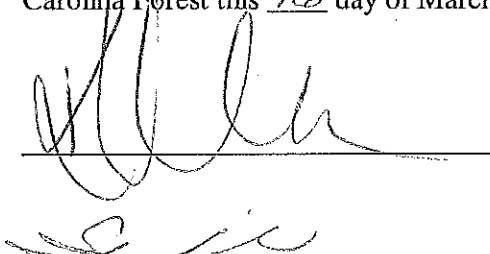
1. The property described in **Exhibit "A"** is hereby annexed into the Farm at Carolina Forest and shall be subject to that certain Declaration of Covenants, Conditions and



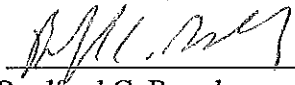
Restrictions for The Farm at Carolina Forest recorded on February 13, 2004 in Deed Book 2697 at Page 0128, Horry County records, including all amendments thereto.

2. The property described in **Exhibit "A"** shall be owned, held, transferred, sold, conveyed, used and occupied subject to all provisions, covenants, restrictions, easements, charges and liens set forth in the Declaration, including all amendments thereto, which shall run with the title to such property or any portion thereof and shall be binding upon any person or entity having any right, title, interest in any portion of the property, their heirs, successors or assigns.

IN WITNESS WHEREOF, D.R. Horton, Inc. by its duly authorized officer, has executed this Tenth Amendment to the Declaration of Covenants, Conditions and Restrictions for The Farm at Carolina Forest this 16 day of March, 2016.



**D. R. HORTON, INC.**

By:   
Bradford C. Brundage  
City Manager

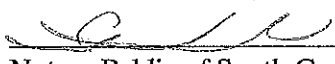
STATE OF SOUTH CAROLINA )  
COUNTY OF HORRY )

ACKNOWLEDGMENT

I, the undersigned, a Notary Public for South Carolina, do hereby certify that Bradford C. Brundage as City Manager of D.R. Horton, Inc. personally appeared before me this day and acknowledged the due execution of the foregoing instrument as the act and deed of said corporation.

Witness my hand and official seal this 16 day of March, 2016

My Commission Expires: 2-18-2026

  
Notary Public of South Carolina

**Stephanie J Hribar**  
**My Commission Expires**  
**02-18-2026**

**EXHIBIT "A"**  
**Legal Description of Property Annexed in to the Farm at Carolina Forest via**  
**10<sup>th</sup> Amendment to Declaration**

ALL AND SINGULAR, that certain lot, parcel or tract of land lying, being, and situate in Dogwood Neck Township, Horry County, South Carolina containing a total of 38.69 Acres +/- , being comprised of 32.97 Acres +/- of Uplands (inclusive of wetland buffers) and 5.72 Acres +/- of Wetlands, as shown on the certain Plat entitled "Takedown Plat of Phase 20 The Farm at Carolina Forest" prepared by Thomas & Hutton, Engineering, last revised December 7, 2015 and recorded March 3, 2016 in Plat Book 269 at Page 163, Office of the Register of Deeds for Horry County, SC; said plat being incorporated herein and made a part of this description.

This being the identical property conveyed to D.R. Horton, Inc. by deed of LandBank Fund VIII, LLC, recorded March 14, 2016 in Deed Book 3899 at Page 2383, Office of the Register of Deeds for Horry County, SC.

Parent Parcel TMS # 164-00-01-008