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Bobbie Holsclaw

Jefferson County Clerk's Office

As evidenced by the instrument number shown below, this document has been recorded as a permanent record in the archives of the Jefferson County Clerk's Office.

INST # 2017296094 BATCH # 108728

JEFFERSON CO, KY FEE \$13.00 PRESENTED ON: 12-14-2017 7 03:23:19 PM LODGED BY: STEPHEN BROOKS RECORDED: 12-14-2017 03:23:19 PM

BOBBIE HOLSCLAW

CLERK

BY: TERESA HIGGS RECORDING CLERK

BK: D 11047 PG: 559-561

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SECOND AMENDMENT TO

DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS

STONY BI	ROOK	WO	ODS
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This Second Amendment to Declaration of Covenants, Conditions and Restrictions for Stony Brook Woods is made and effective this 10th day of December, 2017, supported by the signed acceptance of more than seventy-five percent of the owners comprising the Stony Brook Woods Homeowners Association, Inc.

The Association now declares;

No Lot, in whole or part, may be leased at any time to a Third Party. Any Owner then leasing or subleasing a Lot on the date of this Amendment, and that provides the Association a confirming copy of the existing lease within thirty (30) days of this Amendment, will be allowed to continue leasing or subleasing activities until such Lot is sold or conveyed to a Third Party. Any such Owner engaged in leasing or subleasing activity must, upon the sale or conveyance of such Owner's Lot, notify any potential buyer or person taking title that no Lot may be leased at any time to a Third Party. For the purpose of this Amendment, "Third Party" shall be defined as any person who is not an Owner.

In all other respects, the Declaration of Covenants, Conditions and Restrictions Stony Brook Woods, filed of record in DB 6203 PG 991 on July 17, 1992, Exception to Deed Restrictions, filed of record in DB 7089 PG 849 on August 14, 1998, and the Amendment to Declaration of Covenants, Conditions and Restrictions Stony Brook Woods, filed of record in DB 7948 PG 15 on August 26, 2002, in the Jefferson County Clerk's Office, is hereby ratified and affirmed.

Witness hereof by the authorized representative of the Association's Board of Directors on the aforesaid date.

STONY BROOK WOODS HOMEOWNERS ASSOCIATION, INC

Advecca Skinner, President

STATE OF KENTUCKY

COUNTY OF JEFFERSON)

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The foregoing instrument was acknowledged before me on the \(\psi\) day of December 2017, by Rebecca Skinner, President of the Stony Brook Woods Homeowners Association, Inc, a Kentucky non-profit corporation, on behalf of the corporation.

My Commission Expires <u>08 - 64 - 2020</u>

Notary Notary

Prepared by:

Stephen Brooks, P.S.C.

Stephen A Brooks

105 S Sherrin Ave

Louisville, KY 40207

(502) 245-1922