

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

60-1155-100

American Service Corporation,

TO

SUMMER WOODS HORIZONTAL
PROPERTY REGIME.

FIRST AMENDMENT TO MASTER
DEED OF SUMMER WOODS
HORIZONTAL PROPERTY REGIME

WHEREAS, on the 16th day of Sept., 1981, American Service Corporation, hereinafter referred to as "Sponsor", executed a certain Master Deed establishing the Summer Woods Horizontal Property Regime, which Master Deed was recorded on the ____ day of Sept., 1981, in Deed Book ____ at Page ____ and in Plat Book ____ at Pages ____ and in the R.M.C. Office for Greenville County, South Carolina; and

WHEREAS, said Master Deed reserved the right at the sole option of the Sponsor, its successors, grantees or assigns, that said project be divided into one, two, or three phases, Phase I being activated by aforementioned Master Deed with the provision that Phase II and/or Phase III of said property could be made a part of the Summer Woods Horizontal Property Regime at the election of the Sponsor and upon the filing of Amendments submitting said property to said Regime;

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS that American Service Corporation with its principal offices in Greenville, South Carolina, hereinafter referred to as "Sponsor", does hereby declare:

FIRST:

That Sponsor does hereby elect to exercise and does hereby exercise the options and rights hereinabove referred to and more particularly set forth in the Master Deed of the Summer Woods Horizontal Property Regime, to amend said Master Deed to include the Phase II property more particularly described and set forth in Exhibit "A" hereto as a part of the Summer Woods Horizontal Property Regime in such a way that the said Summer Woods Horizontal Property Regime shall be composed of the properties formerly designated as Phase I in the Regime, along with that described in Exhibit "A". Effective upon the filing of this Amendment, the property included in the Summer Woods Horizontal Property Regime shall be as described in Exhibit "A" hereto which description includes all of the properties hereinafter to comprise Summer Woods Horizontal Property Regime.

SECOND:

That Sponsor is the sole owner of the land described in Exhibit "A" herein, which land is shown on a plat thereof, said plat having been designated as Exhibit "____" on the Master Deed and being attached hereto and made a part hereof and being recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book ____ at Page ____.

THIRD:

That Sponsor does hereby, by duly executing this Amendment to the Master Deed of the Summer Woods Horizontal Property Regime, submit the land referred to in Paragraph SECOND, together with the buildings and improvements erected thereon, and all easements, rights and appurtenances belonging thereto (hereinafter referred to as the "Property") to the provisions of the Master Deed for the Summer Woods Horizontal Property Regime and the provisions of the Horizontal Property Act of the State of South Carolina, and does hereby state that it

EXHIBIT "C"

4455-610

proposes to make the property a part of the Summer Woods Horizontal Property Regime to be governed by the provisions of the aforementioned Master Deed and the provisions of Horizontal Property Act of South Carolina.

FOURTH: IMPROVEMENTS

That the Sponsor retained the right in the Master Deed to select the mix of units for Phases II and III, provided that the mix would be one of the selections set forth below:

PHASE II

- Mix A Five (5) Three (3) - bedroom units and Thirty (30) Two (2) - bedroom units
- Mix B Eight (8) Three (3) - bedroom units and Twenty-Seven (27) Two (2) - bedroom units
- Mix C Ten (10) Three (3) - bedroom units and Twenty-Five (25) Two (2) - bedroom units

PHASE III

- Mix A Five (5) Three (3) - bedroom units and Twenty-Two (22) Two (2) - bedroom units
- Mix B Seven (7) Three (3) - bedroom units and Twenty (20) Two (2) - bedroom units
- Mix C Eight (8) Three (3) - bedroom units and Nineteen (19) Two (2) - bedroom units

For this Phase, Sponsor elects Mix ____.

That the improvements constructed on and forming a part of the Property are constructed in accordance with the plot plan and floor plans identified as Exhibit " " and " " hereto; which said plans are incorporated herein and made a part hereof in the same manner as if physically attached hereto. Said plot or site plan was prepared by Kermit T. Gould, SC R.L.S. 4035 and said floor plans were prepared by Bashor, Palmer and Associates, architects duly licensed to practice in the State of South Carolina under Registration Certificate Number B 78002. Attached hereto as Exhibit " " is a certificate by said architect that the units constructed on the Property were constructed in accordance with said plans.

FIFTH:

That the property within Phase II which is being added to and combined with the property previously constituting Summer Woods Horizontal Property Regime includes () buildings containing () individual dwelling units all of which are to be used for residential purposes. The units are capable of individual utilization on account of having their own exits to the common elements of the Property, and a particular and exclusive property right thereto, and also an undivided interest in the general and limited common elements of the property, as set forth in the Master Deed to said Horizontal Property Regime and as hereinafter set forth, necessary for their adequate use and enjoyment (hereinafter referred to as "Common Elements"), all of the above in accordance with the Horizontal Property Act of South Carolina.

EXHIBIT "G"

SIXTH:

There are two-bedroom and three-bedroom units in Phase II. The various floor plans of these are attached hereto as Exhibit "___".

SEVENTH:

That the Common Elements of the property constituting Summer Woods, including that hereby added, both General and Limited, shall be as set forth in the Master Deed establishing the Summer Woods Horizontal Property Regime, as hereby amended.

The Limited Common Elements in this Phase of the Summer Woods Horizontal Property Regime are as shown on the plot plan and floor plans attached hereto as Exhibits "___" and "___", and as recorded in Plat Book ___, Pages ___ and ___, in the R.M.C. Office for Greenville County.

EIGHTH:

The percentage of title and interest appurtenant to each unit and the unit owners title and interest in the common elements (both General and Limited) of the Property (Phase I and Phase II), of the Summer Woods Horizontal Property Regime and their share in the profits and common monthly expenses as well as proportionate representation for voting purposes in the meeting of the Council of Co-Owners (hereinafter usually referred to as "Council") of the Regime is based upon the proportionate base value of each unit to the value of the total Property. The percentage of title and interest appurtenant to each unit and its owners, including all units comprising Summer Woods as a result of Sponsor having elected Mix, is depicted on the schedule of possible percentages shown as Exhibit "___" incorporated by reference herein, under the column entitled Phase II, Mix. The proportionate representation for voting purposes and the percentage of the undivided interests in the common elements (both General and Limited) provided in this paragraph and in the Exhibit shall not be altered without the acquiescence of the co-owners representing all of the units expressed in a duly recorded Amendment to this Master Deed for such Regime or by an Amendment filed by the Sponsor in accordance with the Master Deed.

NINTH:

The sole purpose of this Amendment being to add the Phase II property to the Summer Woods Horizontal Property Regime so as to make it an integral part of said Regime, all provisions of the Master Deed establishing the Summer Woods Horizontal Property Regime and all prior Amendments thereto, as recorded in the R.M.C. Office for Greenville County, South Carolina, which are not modified herein are expressly incorporated into and reaffirmed by this Amendment in the same manner as if the same were expressly set forth herein. This Amendment is intended to comply with the provisions of the aforementioned Master Deed and the Horizontal Property Act of South Carolina. In case any of the provisions stated above conflict with the provisions of said statute, the provisions of said statute shall control. The provisions hereof shall be deemed independent and severable, and the invalidity in whole or in part of any section, sub-section, sentence, clause, phrase or word, or other provision of this Amendment shall not affect the validity or enforceability of the remaining portions thereof and in such event, all of the other provisions of the Amendment shall continue in full force and effect as if such invalid provision had never been included therein.

EXHIBIT "G"

115-812

IN WITNESS WHEREOF, American Service Corporation has caused
these presents to be executed in its name by _____
its _____ and _____, and its
corporate seal to be affixed hereto this _____ day of _____, in the
year of our Lord One Thousand Nine Hundred Eighty-One.

WITNESSES:

AMERICAN SERVICE CORPORATION

By: _____

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

PROBATE

PERSONALLY appeared before me _____ who
on oath says that (a) he saw the within named AMERICAN SERVICE CORPORATION
by _____ its _____ and _____
within Amendments and _____, dts
the same and the said Corporation, by said Officers, seal said Amend-
ment and as its act and deed, deliver the same and that (b) he with
witnessed the execution thereof.

SWORN to before me this
_____ day of _____, 1981.

(SEAL)
Notary Public for South Carolina

My Commission Expires: _____

EXHIBIT "G"

EXHIBIT G

For various purposes, as from time to time stated in the Master Deed, it is necessary that the percentage of undivided interest in the common elements appurtenant to each condominium unit in Summer Woods be established. For these purposes, the "base value" of present and future two and three bedroom units has been established as \$48,000.00 and \$55,000.00, respectively. These values are used for determining the percentage each unit bears to the whole value, and have no relationship to market value.

BASE VALUE FOR ALL UNITS AFTER COMPLETION OF PHASE II, MIX A
(25 Units of Phase I plus 35 New Units of Phase II = 60 total units)

BASE VALUE OF UNITS IN PHASE I

| UNIT NUMBER | NUMBER OF BEDROOMS | BASE VALUE | PERCENTAGE INTEREST |
|-------------|--------------------|-------------|---------------------|
| 101 | 2 | \$48,000.00 | .0160 |
| 102 | " | " | " |
| 103 | " | " | " |
| 107 | " | " | " |
| 109 | 3 | \$55,000.00 | .0183 |
| 111 | 2 | \$48,000.00 | .0160 |
| 113 | " | " | " |
| 202 | " | " | " |
| 204 | " | " | " |
| 206 | " | " | " |
| 1901 | 3 | \$55,000.00 | .0183 |
| 1903 | 2 | \$48,000.00 | .0160 |
| 1905 | " | " | " |
| 1907 | " | " | " |
| 1909 | 3 | \$55,000.00 | .0183 |
| 1911 | 2 | \$48,000.00 | .0160 |
| 1913 | " | " | " |
| 1915 | " | " | " |
| 2002 | 3 | \$55,000.00 | .0183 |
| 2004 | 2 | \$48,000.00 | .0160 |
| 2006 | " | " | " |
| 2008 | " | " | " |
| 2010 | " | " | " |
| 2012 | " | " | " |
| 2014 | " | " | " |
| 2016 | " | " | " |

BASE VALUE OF UNITS IN PHASE II - MIX A

(The following unit numbers are temporary. The manager shall assign permanent numbers when designated by postal authorities following completion. A schedule of revised numbers shall be furnished each unit owner at that time. Phase I numbers will remain the same as above.)

| UNIT NUMBER | NUMBER OF BEDROOMS | BASE VALUE | PERCENTAGE INTEREST |
|-------------|--------------------|-------------|---------------------|
| (Temporary) | | | |
| 27 | 2 | \$48,000.00 | .0160 |
| 28 | " | " | " |
| 29 | " | " | " |
| 30 | " | " | " |
| 31 | " | " | " |
| 32 | " | " | " |
| 33 | " | " | " |

EXHIBIT G

(cont'd)

EXHIBIT G

BASE VALUE OF UNITS IN PHASE II - MIX A (cont'd)

| UNIT NUMBER | NUMBER OF BEDROOMS | BASE VALUE | PERCENTAGE INTEREST |
|-------------|--------------------|-------------|---------------------|
| (Temporary) | | | |
| 34 | 2 | \$48,000.00 | .0160 |
| 35 | " | " | " |
| 36 | " | " | " |
| 37 | " | " | " |
| 38 | " | " | " |
| 39 | " | " | " |
| 40 | " | " | " |
| 41 | " | " | " |
| 42 | " | " | " |
| 43 | " | " | " |
| 44 | " | " | " |
| 45 | " | " | " |
| 46 | " | " | " |
| 47 | " | " | " |
| 48 | " | " | " |
| 49 | " | " | " |
| 50 | " | " | " |
| 51 | " | " | " |
| 52 | " | " | " |
| 53 | " | " | " |
| 54 | " | " | " |
| 55 | " | " | " |
| (Temporary) | | | |
| 56 | 3 | \$55,000.00 | .0183 |
| 57 | " | " | " |
| 58 | " | " | " |
| 59 | " | " | " |
| 60 | " | " | " |
| 61 | " | " | " |

Phase II - Mix A Total \$2,998,000.00

EXHIBIT C

115-115

For various purposes, as from time to time stated in the Master Deed, it is necessary that the percentage of undivided interest in the common elements appurtenant to each condominium unit in Summer Woods be established. For these purposes, the "base value" of present and future two and three bedroom units has been established as \$48,000.00 and \$55,000.00, respectively. These values are used for determining the percentage each unit bears to the whole value, and have no relationship to market value.

BASE VALUE FOR ALL UNITS AFTER COMPLETION OF PHASE II, MIX B
(26 Units of Phase I plus 35 New Units of Phase II - 61 total units)

BASE VALUE OF UNITS IN PHASE I

| UNIT NUMBER | NUMBER OF BEDROOMS | BASE VALUE | PERCENTAGE INTEREST |
|-------------|--------------------|-------------|---------------------|
| 101 | 2 | \$48,000.00 | .01589 |
| 103 | " | " | " |
| 105 | " | " | " |
| 107 | " | " | " |
| 109 | 3 | \$55,000.00 | .01821 |
| 111 | 2 | \$48,000.00 | .01589 |
| 113 | " | " | " |
| 201 | " | " | " |
| 203 | " | " | " |
| 205 | " | " | " |
| 207 | " | " | " |
| 209 | 3 | \$55,000.00 | .01821 |
| 211 | 2 | \$48,000.00 | .01589 |
| 213 | " | " | " |
| 215 | " | " | " |
| 2002 | 3 | \$55,000.00 | .01821 |
| 2004 | 2 | \$48,000.00 | .01589 |
| 2006 | " | " | " |
| 2008 | " | " | " |
| 2010 | " | " | " |
| 2012 | " | " | " |
| 2014 | " | " | " |
| 2016 | " | " | " |

BASE VALUE OF UNITS IN PHASE II - MIX B

(The following unit numbers are temporary. The manager shall assign permanent numbers when designated by postal authorities following completion. A schedule of revised numbers shall be furnished each unit owner at that time. Phase I numbers will remain the same as above.)

| UNIT NUMBER | NUMBER OF BEDROOMS | BASE VALUE | PERCENTAGE INTEREST |
|-------------|--------------------|-------------|---------------------|
| (Temporary) | | | |
| 27 | 2 | \$48,000.00 | .01589 |
| 28 | " | " | " |
| 29 | " | " | " |
| 30 | " | " | " |
| 31 | " | " | " |
| 32 | " | " | " |
| 33 | " | " | " |

EXHIBIT C

(cont'd)

EXHIBIT G

BASE VALUE OF UNITS IN PHASE II - MIX B (cont'd)

| UNIT NUMBER | NUMBER OF BEDROOMS | BASE VALUE | PERCENTAGE INTEREST |
|-------------|--------------------|-------------|---------------------|
| (Temporary) | | | |
| 35 | 2 | \$48,000.00 | .01589 |
| 36 | " | " | " |
| 37 | " | " | " |
| 38 | " | " | " |
| 39 | " | " | " |
| 40 | " | " | " |
| 41 | " | " | " |
| 42 | " | " | " |
| 43 | " | " | " |
| 44 | " | " | " |
| 45 | " | " | " |
| 46 | " | " | " |
| 47 | " | " | " |
| 48 | " | " | " |
| 49 | " | " | " |
| 50 | " | " | " |
| 51 | " | " | " |
| 52 | " | " | " |
| (Temporary) | | | |
| 53 | 3 | \$55,000.00 | .01821 |
| 54 | " | " | " |
| 55 | " | " | " |
| 56 | " | " | " |
| 57 | " | " | " |
| 58 | " | " | " |
| 59 | " | " | " |
| 60 | " | " | " |
| 61 | " | " | " |

Phase II - Mix B Total \$3,019,000.00

1155-017

EXHIBIT C

For various purposes, as from time to time stated in the Master Deed, it is necessary that the percentage of undivided interest in the common elements appurtenant to each condominium unit in Sunset Woods be established. For these purposes, the "base value" of present and future two and three bedroom units has been established as \$48,000.00 and \$55,000.00, respectively. These values are used for determining the percentage each unit bears to the whole value, and have no relationship to market value.

BASE VALUE FOR ALL UNITS AFTER COMPLETION OF PHASE II, MIX C
(25 Units of Phase I plus 30 New Units of Phase II = 55 total units)

BASE VALUE OF UNITS IN PHASE I

| UNIT NUMBER | NUMBER OF BEDROOMS | BASE VALUE | PERCENTAGE INTEREST |
|-------------|--------------------|-------------|---------------------|
| 101 | 2 | \$48,000.00 | .0171 |
| 103 | " | " | " |
| 105 | " | " | " |
| 107 | " | " | " |
| 109 | 3 | \$55,000.00 | .0196 |
| 111 | 2 | \$48,000.00 | .0171 |
| 113 | " | " | " |
| 202 | " | " | " |
| 204 | " | " | " |
| 206 | " | " | " |
| 1901 | 3 | \$55,000.00 | .0196 |
| 1903 | 2 | \$48,000.00 | .0171 |
| 1905 | " | " | " |
| 1907 | " | " | " |
| 1909 | 3 | \$55,000.00 | .0196 |
| 1911 | 2 | \$48,000.00 | .0171 |
| 1913 | " | " | " |
| 1915 | " | " | " |
| 2002 | 3 | \$55,000.00 | .0196 |
| 2004 | 2 | \$48,000.00 | .0171 |
| 2006 | " | " | " |
| 2008 | " | " | " |
| 2010 | " | " | " |
| 2012 | " | " | " |
| 2014 | " | " | " |
| 2016 | " | " | " |

BASE VALUE OF UNITS IN PHASE II - MIX C

(The following unit numbers are temporary. The manager shall assign permanent numbers when designated by postal authorities following completion. A schedule of revised numbers shall be furnished each unit owner at that time. Phase I numbers will remain the same as above.)

| UNIT NUMBER | NUMBER OF BEDROOMS | BASE VALUE | PERCENTAGE INTEREST |
|-------------|--------------------|-------------|---------------------|
| (Temporary) | | | |
| 27 | 2 | \$48,000.00 | .0171 |
| 28 | " | " | " |
| 29 | " | " | " |
| 30 | " | " | " |
| 31 | " | " | " |
| 32 | " | " | " |
| 33 | " | " | " |

EXHIBIT C

(cont'd)

1155-018

EXHIBIT C

BASE VALUE OF UNITS IN PHASE II - MIX C (cont'd)

| UNIT NUMBER | NUMBER OF BEDROOMS | BASE VALUE | PERCENTAGE INTEREST |
|-------------|--------------------|-------------|---------------------|
| (Temporary) | | | |
| 34 | 2 | \$48,000.00 | .0171 |
| 35 | 2 | " | " |
| 36 | 2 | " | " |
| 37 | 2 | " | " |
| 38 | 2 | " | " |
| 39 | 2 | " | " |
| 40 | 2 | " | " |
| 41 | 2 | " | " |
| 42 | 2 | " | " |
| 43 | 2 | " | " |
| 44 | 2 | " | " |
| (Temporary) | | | |
| 45 | 3 | \$55,000.00 | .0196 |
| 46 | 3 | " | " |
| 47 | 3 | " | " |
| 48 | 3 | " | " |
| 49 | 3 | " | " |
| 50 | 3 | " | " |
| 51 | 3 | " | " |
| 52 | 3 | " | " |
| 53 | 3 | " | " |
| 54 | 3 | " | " |
| 55 | 3 | " | " |
| 56 | 3 | " | " |

Phase II - Mix C Total \$2,800,000.00

EXHIBIT G

For various purposes, as from time to time stated in the Master Deed, it is necessary that the percentage of undivided interest in the common elements appurtenant to each condominium unit in Summer Woods be established. For these purposes, the "base value" of present and future two and three bedroom units has been established as \$48,000.00 and \$55,000.00, respectively. These values are used for determining the percentage each unit bears to the whole value, and have no relationship to market value.

BASE VALUE FOR ALL UNITS AFTER COMPLETION OF PHASE II, MIX D
(25 Units of Phase I plus 30 New Units of Phase II = 56 total units)

BASE VALUE OF UNITS IN PHASE I

| UNIT NUMBER | NUMBER OF BEDROOMS | BASE VALUE | PERCENTAGE INTEREST |
|-------------|--------------------|-------------|---------------------|
| 101 | 2 | \$48,000.00 | .01740 |
| 103 | " | " | " |
| 105 | " | " | " |
| 107 | " | " | " |
| 109 | 3 | \$55,000.00 | .01994 |
| 111 | 2 | \$48,000.00 | .01740 |
| 113 | " | " | " |
| 202 | " | " | " |
| 204 | " | " | " |
| 206 | " | " | " |
| 1901 | 3 | \$55,000.00 | .01994 |
| 1903 | 2 | \$48,000.00 | .01740 |
| 1905 | " | " | " |
| 1907 | " | " | " |
| 1909 | 3 | \$55,000.00 | .01994 |
| 1911 | 2 | \$48,000.00 | .01740 |
| 1913 | " | " | " |
| 1915 | " | " | " |
| 2002 | 3 | \$55,000.00 | .01994 |
| 2004 | 2 | \$48,000.00 | .01740 |
| 2006 | " | " | " |
| 2008 | " | " | " |
| 2010 | " | " | " |
| 2012 | " | " | " |
| 2014 | " | " | " |
| 2016 | " | " | " |

BASE VALUE OF UNITS IN PHASE II - MIX D

(The following unit numbers are temporary. The manager shall assign permanent numbers when designated by postal authorities following completion. A schedule of revised numbers shall be furnished each unit owner at that time. Phase I numbers will remain the same as above.)

| UNIT NUMBER | NUMBER OF BEDROOMS | BASE VALUE | PERCENTAGE INTEREST |
|-------------|--------------------|-------------|---------------------|
| (Temporary) | | | |
| 27 | 2 | \$48,000.00 | .01740 |
| 28 | " | " | " |
| 29 | " | " | " |
| 30 | " | " | " |
| 31 | " | " | " |
| 32 | " | " | " |
| 33 | " | " | " |

1155 020

EXHIBIT G

BASE VALUE OF UNITS IN PHASE II - MIX D (cont'd)

| UNIT NUMBER | NUMBER OF BEDROOMS | BASE VALUE | PERCENTAGE INTEREST |
|------------------------|--------------------|-----------------------|---------------------|
| (Temporary) | | | |
| 34 | 2 | \$48,000.00 | .01740 |
| 35 | " | " | " |
| 36 | " | " | " |
| 37 | " | " | " |
| 38 | " | " | " |
| 39 | " | " | " |
| 40 | " | " | " |
| 41 | " | " | " |
| 42 | " | " | " |
| 43 | " | " | " |
| 44 | " | " | " |
| 45 | " | " | " |
| 46 | " | " | " |
| 47 | " | " | " |
| 48 | " | " | " |
| 49 | " | " | " |
| 50 | " | " | " |
| (Temporary) | | | |
| 51 | 3 | \$55,000.00 | .01995 |
| 52 | " | " | " |
| 53 | " | " | " |
| 54 | " | " | " |
| 55 | " | " | " |
| 56 | " | " | " |
| Phase II - Mix D Total | | <u>\$2,758,000.00</u> | |

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

600-1155-821

American Service Corporation,

TO

SUMMER WOODS HORIZONTAL
PROPERTY REGIME.

SECOND AMENDMENT TO MASTER
DEED OF SUMMER WOODS
HORIZONTAL PROPERTY REGIME

WHEREAS, on the 16th day of Sept., 1981, American Service Corporation, hereinafter referred to as "Sponsor", executed a certain Master Deed establishing the Summer Woods Horizontal Property Regime, which Master Deed was recorded on the ___ day of Sept., 1981, in Deed Book ___ at Page ___ and in Plat Book ___ at Pages ___ and in the R.M.C. Office for Greenville County, South Carolina; and

WHEREAS, said Master Deed reserved the right at the sole option of the Sponsor, its successors, grantees or assigns, that said project could be divided into one, two, or three phases, Phase I being activated by aforementioned Master Deed with the provision that Phase II and/or Phase III of said property could be made a part of the Summer Woods Horizontal Property Regime at the election of the Sponsor and upon the filing of Amendments submitting said property to said Regime;

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS that American Service Corporation with its principal offices in Greenville, South Carolina, hereinafter referred to as "Sponsor", does hereby declare:

FIRST:

That Sponsor does hereby elect to exercise and does hereby exercise the options and rights hereinabove referred to and more particularly set forth in the Master Deed of the Summer Woods Horizontal Property Regime, to amend said Master Deed to include the Phase III property more particularly described and set forth in Exhibit "A" hereto as a part of the Summer Woods Horizontal Property Regime; such a way that the said Summer Woods Horizontal Property Regime shall be composed of the properties formerly designated as Phases I and II in the Regime, along with that described in Exhibit "A". Effective upon the filing of this Amendment, the property included in the Summer Woods Horizontal Property Regime shall be as described in Exhibit "A" hereto which description includes all of the properties hereinafter to comprise Summer Woods Horizontal Property Regime.

SECOND:

That Sponsor is the sole owner of the land described in Exhibit "A" herein, which land is shown on a plat thereof, said plat having been designated as Exhibit "___" on the Master Deed and being attached hereto and made a part hereof and being recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book ___ at Page ____.

THIRD:

That Sponsor does hereby, by duly executing this Amendment to the Master Deed of the Summer Woods Horizontal Property Regime, submit the land referred to in Paragraph SECOND, together with the buildings and improvements erected thereon, and all easements, rights and appurtenances belonging thereto (hereinafter referred to as the "Property") to the provisions of the Master Deed for the Summer Woods Horizontal Property Regime and the provisions of the Horizontal Property Act of the State of South Carolina, and does hereby state that it

EXHIBIT "A"

proposes to make the property a part of the Summer Woods Horizontal Property Regime to be governed by the provisions of the aforementioned Master Deed and the provisions of Horizontal Property Act of South Carolina.

FOURTH: IMPROVEMENTS

That the Sponsor retained the right in the Master Deed to select the mix of units for Phases II and III, provided that the mix would be one of the selections set forth below:

PHASE II

- Mix A Five (5) Three (3) - bedroom units and Thirty (30) Two (2) - bedroom units
- Mix B Eight (8) Three (3) - bedroom units and Twenty-Seven (27) Two (2) - bedroom units
- Mix C Ten (10) Three (3) - bedroom units and Twenty-Five (25) Two (2) - bedroom units

PHASE III

- Mix A Five (5) Three (3) - bedroom units and Twenty-Two (22) Two (2) - bedroom units
- Mix B Seven (7) Three (3) - bedroom units and Twenty (20) Two (2) - bedroom units
- Mix C Eight (8) Three (3) - bedroom units and Nineteen (19) Two (2) - bedroom units

For this Phase, Sponsor elects Mix ____.

That the improvements constructed on and forming a part of the Property are constructed in accordance with the plot plan and floor plans identified as Exhibit " " and " " hereto, which said plans are incorporated herein and made a part hereof in the same manner as if physically attached hereto. Said plot or site plan was prepared by Kermit T. Gould, SC R.L.S. 4035 and said floor plans were prepared by Bashor, Palmer and Associates, architects duly licensed to practice in the State of South Carolina under Registration Certificate Number B 78002. Attached hereto as Exhibit " " is a certificate by said architect that the units constructed on the Property were constructed in accordance with said plans.

FIFTH:

That the property within Phase III which is being added to and combined with the property previously constituting Summer Woods Horizontal Property Regime includes () individual dwelling units all of which are to be used for residential purposes. The units are capable of individual utilization on account of having their own exits to the common elements of the Property, and a particular and exclusive property right thereto, and also an undivided interest in the general and limited common elements of the property, as set forth in the Master Deed to said Horizontal Property Regime and as hereinafter set forth, necessary for their adequate use and enjoyment (hereinafter referred to as "Common Elements"), all of the above in accordance with the Horizontal Property Act of South Carolina.

SIXTH:

There are two-bedroom and three-bedroom units in Phase III. The various floor plans of these are attached hereto as Exhibit "___".

SEVENTH:

That the Common Elements of the property constituting Summer Woods, including that hereby added, both General and Limited, shall be as set forth in the Master Deed establishing the Summer Woods Horizontal Property Regime, as hereby amended,

The Limited Common Elements in this Phase of the Summer Woods Horizontal Property Regime are as shown on the plot plan and floor plans attached hereto as Exhibits "___" and "___" and as recorded in Plat Book ___, Pages ___ and ___, in the R.M.C. Office for Greenville County.

EIGHTH:

The percentage of title and interest appurtenant to each unit and the unit owners title and interest in the common elements (both General and Limited) of the Property (Phase I, Phase II and Phase III), of the Summer Woods Horizontal Property Regime and their share in the profits and common monthly expenses as well as proportionate representation for voting purposes in the meeting of the Council of Co-Owners (hereinafter usually referred to as "Council") of the Regime is based upon the proportionate base value of each unit to the value of the total Property. The percentage of title and interest appurtenant to each unit and its owners, including all units comprising Summer Woods as a result of Sponsor having elected Mix ___, is depicted on the schedule of possible percentages shown as Exhibit "___" incorporated by reference herein, under the columns entitled Phase III, Mix ___. The proportionate representation for voting purposes and the percentage of the undivided interests in the common elements (both General and Limited) provided in this paragraph and in the Exhibit shall not be altered without the acquiescence of the co-owners representing all of the units expressed in a duly recorded Amendment to this Master Deed for such Regime or by an Amendment filed by the Sponsor in accordance with the Master Deed.

NINTH:

The sole purpose of this Amendment being to add the Phase III property to the Summer Woods Horizontal Property Regime so as to make it an integral part of said Regime, all provisions of the Master Deed establishing the Summer Woods Horizontal Property Regime and all prior Amendments thereto, as recorded in the R.M.C. Office for Greenville County, South Carolina, which are not modified herein are expressly incorporated into and reaffirmed by this Amendment in the same manner as if the same were expressly set forth herein. This Amendment is intended to comply with the provisions of the aforementioned Master Deed and the Horizontal Property Act of South Carolina. In case any of the provisions stated above conflict with the provisions of said statute, the provisions of said statute shall control. The provisions hereof shall be deemed independent and severable, and the invalidity in whole or in part of any section, sub-section, sentence, clause, phrase or word, or other provision of this Amendment shall not affect the validity or enforceability of the remaining portions thereof and in such event, all of the other provisions of the Amendment shall continue in full force and effect as if such invalid provision had never been included therein.

1155 324

IN WITNESS WHEREOF, American Service Corporation has caused these presents to be executed in its name by _____ and _____ its _____ and its Corporate seal to be affixed hereto this _____ day of _____, 1981.

WITNESSES:

AMERICAN SERVICE CORPORATION

By: _____

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

PROV. A. T. S.

PERSONALLY appeared before me _____ who on oath, says that (s)he saw the within named AMERICAN SERVICE CORPORATION by _____ its _____ sign the within Amendment, and _____ its _____ attest the same and the said Corporation, by said Officers, seal said Amendment, and as its act and deed, deliver the same and that (s)he with _____ witness the execution thereof.

SWORN to before me this

_____ day of _____, 1981.

(SEAL)
Notary Public for South Carolina

My Commission Expires: _____

EXHIBIT "H"

EXHIBIT H

For various purposes, as from time to time stated in the Master Deed, it is necessary that the percentage of undivided interest in the common elements appurtenant to each condominium unit in Summer Woods be established. For these purposes, the "base value" of present and future two and three bedroom units has been established as \$48,000.00 and \$55,000.00, respectively. These values are used for determining the percentage each unit bears to the whole value, and have no relationship to market value.

BASE VALUE FOR ALL UNITS AFTER COMPLETION OF PHASE III, MIX A
(61 Units of Phases I and II plus 27 New Units of Phase III = 88 total units)

| UNIT NUMBER | NUMBER OF BEDROOMS | BASE VALUE | PERCENTAGE INTEREST |
|-------------|--------------------|-------------|---------------------|
| 101 | 2 | \$48,000.00 | .011088 |
| 103 | " | " | " |
| 105 | " | " | " |
| 107 | " | " | " |
| 109 | 3 | \$55,000.00 | .012705 |
| 111 | 2 | \$48,000.00 | .011088 |
| 113 | " | " | " |
| 202 | " | " | " |
| 204 | " | " | " |
| 206 | " | " | " |
| 1901 | 3 | \$55,000.00 | .012705 |
| 1903 | 2 | \$48,000.00 | .011088 |
| 1905 | " | " | " |
| 1907 | " | " | " |
| 1909 | 3 | \$55,000.00 | .012705 |
| 1911 | 2 | \$48,000.00 | .011088 |
| 1913 | " | " | " |
| 1915 | " | " | " |
| 2002 | 3 | \$55,000.00 | .012705 |
| 2004 | 2 | \$48,000.00 | .011088 |
| 2006 | " | " | " |
| 2008 | " | " | " |
| 2010 | " | " | " |
| 2012 | " | " | " |
| 2014 | " | " | " |
| 2016 | " | " | " |

(The following unit numbers are temporary. The manager shall assign permanent numbers when designated by postal authorities following completion. A schedule of revised numbers shall be furnished each unit owner at that time. Phase I numbers will remain the same as above.)

| UNIT NUMBER | NUMBER OF BEDROOMS | BASE VALUE | PERCENTAGE INTEREST |
|-------------|--------------------|-------------|---------------------|
| (Temporary) | | | |
| 27 | 2 | \$48,000.00 | .011088 |
| 28 | " | " | " |
| 29 | " | " | " |
| 30 | " | " | " |
| 31 | " | " | " |
| 32 | " | " | " |
| 33 | " | " | " |

EXHIBIT H

(cont'd)

115-220

EXHIBIT H

BASE VALUE OF UNITS IN PHASE I, PHASE II AND PHASE III - MIX A (cont'd)

| UNIT NUMBER | NUMBER OF BEDROOMS | BASE VALUE | PERCENTAGE INTEREST |
|-------------|--------------------|-------------|---------------------|
| (Temporary) | | | |
| 34 | 2 | \$48,000.00 | .011088 |
| 35 | " | " | " |
| 36 | " | " | " |
| 37 | " | " | " |
| 38 | " | " | " |
| 39 | " | " | " |
| 40 | " | " | " |
| 41 | " | " | " |
| 42 | " | " | " |
| 43 | " | " | " |
| 44 | " | " | " |
| 45 | " | " | " |
| 46 | " | " | " |
| 47 | " | " | " |
| 48 | " | " | " |
| 49 | " | " | " |
| 50 | " | " | " |
| 51 | " | " | " |
| 52 | " | " | " |
| 53 | " | " | " |
| 54 | " | " | " |
| 55 | " | " | " |
| (Temporary) | | | |
| 56 | 3 | \$55,000.00 | .012705 |
| 57 | " | " | " |
| 58 | " | " | " |
| 59 | " | " | " |
| 60 | " | " | " |
| 61 | " | " | " |
| (Temporary) | | | |
| 62 | 2 | \$48,000.00 | .011088 |
| 63 | " | " | " |
| 64 | " | " | " |
| 65 | " | " | " |
| 66 | " | " | " |
| 67 | " | " | " |
| 68 | " | " | " |
| 69 | " | " | " |
| 70 | " | " | " |
| 71 | " | " | " |
| 72 | " | " | " |
| 73 | " | " | " |
| 74 | " | " | " |
| 75 | " | " | " |
| 76 | " | " | " |
| 77 | " | " | " |
| 78 | " | " | " |
| 79 | " | " | " |
| 80 | " | " | " |
| 81 | " | " | " |
| 82 | " | " | " |
| 83 | " | " | " |
| (Temporary) | | | |
| 84 | 3 | \$55,000.00 | .012705 |
| 85 | " | " | " |
| 86 | " | " | " |
| 87 | " | " | " |
| 88 | " | " | " |

Phase III - Mix A Total \$4,329,000.00

EXHIBIT H

For various purposes, as from time to time stated in the Master Deed, it is necessary that the percentage of undivided interest in the common elements appurtenant to each condominium unit in Summer Woods be established. For these purposes, the "base value" of present and future two and three bedroom units has been established as \$48,000.00 and \$55,000.00, respectively. These values are used for determining the percentage each unit bears to the whole value, and have no relationship to market value.

BASE VALUE FOR ALL UNITS AFTER COMPLETION OF PHASE III, MIX B
(61 Units of Phases I and II plus 27 New Units of Phase III = 88 total units)

| UNIT NUMBER | NUMBER OF BEDROOMS | BASE VALUE | PERCENTAGE INTEREST |
|-------------|--------------------|-------------|---------------------|
| 101 | 2 | \$48,000.00 | .01099 |
| 103 | " | " | " |
| 105 | " | " | " |
| 107 | " | " | " |
| 109 | 3 | \$55,000.00 | .01260 |
| 111 | 2 | \$48,000.00 | .01099 |
| 113 | " | " | " |
| 202 | " | " | " |
| 204 | " | " | " |
| 206 | " | " | " |
| 1901 | 3 | \$55,000.00 | .01260 |
| 1903 | 2 | \$48,000.00 | .01099 |
| 1905 | " | " | " |
| 1907 | " | " | " |
| 1909 | 3 | \$55,000.00 | .01260 |
| 1911 | 2 | \$48,000.00 | .01099 |
| 1913 | " | " | " |
| 1915 | " | " | " |
| 2002 | 3 | \$55,000.00 | .01260 |
| 2004 | 2 | \$48,000.00 | .01099 |
| 2006 | " | " | " |
| 2008 | " | " | " |
| 2010 | " | " | " |
| 2012 | " | " | " |
| 2014 | " | " | " |
| 2016 | " | " | " |

(The following unit numbers are temporary. The manager shall assign permanent numbers when designated by postal authorities following completion. A schedule of revised numbers shall be furnished each unit owner at that time. Phase I numbers will remain the same as above.)

| UNIT NUMBER | NUMBER OF BEDROOMS | BASE VALUE | PERCENTAGE INTEREST |
|-------------|--------------------|-------------|---------------------|
| (Temporary) | | | |
| 27 | 2 | \$48,000.00 | .01099 |
| 28 | " | " | " |
| 29 | " | " | " |
| 30 | " | " | " |
| 31 | " | " | " |
| 32 | " | " | " |
| 33 | " | " | " |

EXHIBIT H

(cont'd)

EXHIBIT H

BASE VALUE OF UNITS IN PHASE I, PHASE II AND PHASE III - MIX B (cont'd)

| UNIT NUMBER | NUMBER OF BELLS | BASE VALUE | PERCENTAGE INTEREST |
|-------------|-----------------|-------------|---------------------|
| (Temporary) | | | |
| 34 | 2 | \$48,000.00 | .01099 |
| 35 | 11 | | |
| 36 | 11 | | |
| 37 | 11 | | |
| 38 | 11 | | |
| 39 | 11 | | |
| 40 | 11 | | |
| 41 | 11 | | |
| 42 | 11 | | |
| 43 | 11 | | |
| 44 | 11 | | |
| 45 | 11 | | |
| 46 | 11 | | |
| 47 | 11 | | |
| 48 | 11 | | |
| 49 | 11 | | |
| 50 | 11 | | |
| 51 | 11 | | |
| 52 | 11 | | |
| 53 | 11 | | |
| 54 | 11 | | |
| 55 | 11 | | |
| (Temporary) | | | |
| 56 | 3 | \$55,000.00 | .01260 |
| 57 | 11 | | |
| 58 | 11 | | |
| 59 | 11 | | |
| 60 | 11 | | |
| 61 | 11 | | |
| (Temporary) | | | |
| 62 | 2 | \$48,000.00 | .01099 |
| 63 | 11 | | |
| 64 | 11 | | |
| 65 | 11 | | |
| 66 | 11 | | |
| 67 | 11 | | |
| 68 | 11 | | |
| 69 | 11 | | |
| 70 | 11 | | |
| 71 | 11 | | |
| 72 | 11 | | |
| 73 | 11 | | |
| 74 | 11 | | |
| 75 | 11 | | |
| 76 | 11 | | |
| 77 | 11 | | |
| 78 | 11 | | |
| (Temporary) | | | |
| 79 | 3 | \$55,000.00 | .01260 |
| 80 | 11 | | |
| 81 | 11 | | |
| 82 | 11 | | |
| 83 | 11 | | |
| 84 | 11 | | |
| 85 | 11 | | |
| 86 | 11 | | |
| 87 | 11 | | |
| 88 | 11 | | |

Phase III - Mix B Total \$4,364,000.00

EXHIBIT H

For various purposes, as from time to time stated in the Master Deed, it is necessary that the percentage of undivided interest in the common elements appurtenant to each condominium unit in Summer Woods be established. For these purposes, the "base value" of present and future two and three bedroom units has been established as \$48,000.00 and \$55,000.00, respectively. These values are used for determining the percentage each unit bears to the whole value, and have no relationship to market value.

BASE VALUE FOR ALL UNITS AFTER COMPLETION OF PHASE III, MEK C
(56 Units of Phases I and II plus 24 New Units of Phase III =
80 total units)

| UNIT NUMBER | NUMBER OF BEDROOMS | BASE VALUE | PERCENTAGE INTEREST |
|-------------|--------------------|-------------|---------------------|
| 101 | 2 | \$48,000.00 | .01193 |
| 103 | " | " | " |
| 105 | " | " | " |
| 107 | " | " | " |
| 109 | 3 | \$55,000.00 | .01367 |
| 111 | 2 | \$48,000.00 | .01193 |
| 113 | " | " | " |
| 202 | " | " | " |
| 204 | " | " | " |
| 206 | " | " | " |
| 1901 | 3 | \$55,000.00 | .01367 |
| 1903 | 2 | \$48,000.00 | .01193 |
| 1905 | " | " | " |
| 1907 | " | " | " |
| 1909 | 3 | \$55,000.00 | .01367 |
| 1911 | 2 | \$48,000.00 | .01193 |
| 1913 | " | " | " |
| 1915 | " | " | " |
| 2002 | 3 | \$55,000.00 | .01367 |
| 2004 | 2 | \$48,000.00 | .01193 |
| 2006 | " | " | " |
| 2008 | " | " | " |
| 2010 | " | " | " |
| 2012 | " | " | " |
| 2014 | " | " | " |
| 2016 | " | " | " |

(The following unit numbers are temporary. The manager shall assign permanent numbers when designated by postal authorities following completion. A schedule of revised numbers shall be furnished each unit owner at that time. Phase I numbers will remain the same as above.)

| UNIT NUMBER | NUMBER OF BEDROOMS | BASE VALUE | PERCENTAGE INTEREST |
|-------------|--------------------|-------------|---------------------|
| (Temporary) | | | |
| 27 | 2 | \$48,000.00 | .01193 |
| 28 | " | " | " |
| 29 | " | " | " |
| 30 | " | " | " |
| 31 | " | " | " |
| 32 | " | " | " |
| 33 | " | " | " |

EXHIBIT H

(cont'd)

EXHIBIT H

BASE VALUE OF UNITS IN PHASE I, PHASE II AND PHASE III - MIX C (cont'd)

| UNIT NUMBER | NUMBER OF BEDROOMS | BASE VALUE | PERCENTAGE INTEREST |
|-------------|--------------------|-------------|---------------------|
| (Temporary) | | | |
| 34 | 2 | \$48,000.00 | .01193 |
| 35 | 11 | 01 | 01 |
| 36 | 11 | 01 | 01 |
| 37 | 11 | 01 | 01 |
| 38 | 11 | 01 | 01 |
| 39 | 11 | 01 | 01 |
| 40 | 11 | 01 | 01 |
| 41 | 11 | 01 | 01 |
| 42 | 11 | 01 | 01 |
| 43 | 11 | 01 | 01 |
| 44 | 11 | 01 | 01 |
| (Temporary) | | | |
| 45 | 3 | \$55,000.00 | .01367 |
| 46 | 11 | 01 | 01 |
| 47 | 11 | 01 | 01 |
| 48 | 11 | 01 | 01 |
| 49 | 11 | 01 | 01 |
| 50 | 11 | 01 | 01 |
| 51 | 11 | 01 | 01 |
| 52 | 11 | 01 | 01 |
| 53 | 11 | 01 | 01 |
| 54 | 11 | 01 | 01 |
| 55 | 11 | 01 | 01 |
| 56 | 11 | 01 | 01 |
| (Temporary) | | | |
| 57 | 2 | \$48,000.00 | .01193 |
| 58 | 11 | 01 | 01 |
| 59 | 11 | 01 | 01 |
| 60 | 11 | 01 | 01 |
| 61 | 11 | 01 | 01 |
| 62 | 11 | 01 | 01 |
| 63 | 11 | 01 | 01 |
| 64 | 11 | 01 | 01 |
| 65 | 11 | 01 | 01 |
| 66 | 11 | 01 | 01 |
| 67 | 11 | 01 | 01 |
| 68 | 11 | 01 | 01 |
| 69 | 11 | 01 | 01 |
| 70 | 11 | 01 | 01 |
| (Temporary) | | | |
| 71 | 3 | \$55,000.00 | .01367 |
| 72 | 11 | 01 | 01 |
| 73 | 11 | 01 | 01 |
| 74 | 11 | 01 | 01 |
| 75 | 11 | 01 | 01 |
| 76 | 11 | 01 | 01 |
| 77 | 11 | 01 | 01 |
| 78 | 11 | 01 | 01 |
| 79 | 11 | 01 | 01 |
| 80 | 11 | 01 | 01 |

 Phase III - Mix C Total \$4,022,000.00

EXHIBIT H

For various purposes, as from time to time stated in the Master Deed, it is necessary that the percentage of undivided interest in the common elements appurtenant to each condominium unit in Summer Woods be established. For these purposes, the "base value" of present and future two and three bedroom units has been established as \$48,000.00 and \$55,000.00, respectively. These values are used for determining the percentage each unit bears to the whole value, and have no relationship to market value.

BASE VALUE FOR ALL UNITS AFTER COMPLETION OF PHASE III, MIX D
(56 Units of Phases I and II plus 24 New Units of Phase III -
80 total units)

| UNIT NUMBER | NUMBER OF BEDROOMS | BASE VALUE | PERCENTAGE INTEREST |
|-------------|--------------------|-------------|---------------------|
| 101 | 2 | \$48,000.00 | .01216 |
| 103 | " | " | " |
| 105 | " | " | " |
| 107 | " | " | " |
| 109 | 3 | \$55,000.00 | .01394 |
| 111 | 2 | \$48,000.00 | .01216 |
| 113 | " | " | " |
| 202 | " | " | " |
| 204 | " | " | " |
| 206 | " | " | " |
| 1901 | 3 | \$55,000.00 | .01394 |
| 1903 | 2 | \$48,000.00 | .01216 |
| 1905 | " | " | " |
| 1907 | " | " | " |
| 1909 | 3 | \$55,000.00 | .01394 |
| 1911 | 2 | \$48,000.00 | .01216 |
| 1913 | " | " | " |
| 1915 | " | " | " |
| 2002 | 3 | \$55,000.00 | .01394 |
| 2004 | 2 | \$48,000.00 | .01216 |
| 2006 | " | " | " |
| 2008 | " | " | " |
| 2010 | " | " | " |
| 2012 | " | " | " |
| 2014 | " | " | " |
| 2016 | " | " | " |

(The following unit numbers are temporary. The manager shall assign permanent numbers when designated by postal authorities following completion. A schedule of revised numbers shall be furnished each unit owner at that time. Phase I numbers will remain the same as above.)

| UNIT NUMBER | NUMBER OF BEDROOMS | BASE VALUE | PERCENTAGE INTEREST |
|-------------|--------------------|-------------|---------------------|
| (Temporary) | | | |
| 27 | 2 | \$48,000.00 | .01216 |
| 28 | " | " | " |
| 29 | " | " | " |
| 30 | " | " | " |
| 31 | " | " | " |
| 32 | " | " | " |
| 33 | " | " | " |

EXHIBIT H

(cont'd)

EXHIBIT H

BASE VALUE OF UNITS IN PHASE I, PHASE II AND PHASE III - MIX D (cont'd)

| UNIT NUMBER | NUMBER OF BEDROOMS | BASE VALUE | PERCENTAGE INTEREST |
|-------------|--------------------|-------------|---------------------|
| (Temporary) | | | |
| 34 | 2 | \$48,000.00 | .01216 |
| 35 | " | " | " |
| 36 | " | " | " |
| 37 | " | " | " |
| 38 | " | " | " |
| 39 | " | " | " |
| 40 | " | " | " |
| 41 | " | " | " |
| 42 | " | " | " |
| 43 | " | " | " |
| 44 | " | " | " |
| 45 | " | " | " |
| 46 | " | " | " |
| 47 | " | " | " |
| 48 | " | " | " |
| 49 | " | " | " |
| 50 | " | " | " |
| (Temporary) | | | |
| 51 | 3 | \$55,000.00 | .01394 |
| 52 | " | " | " |
| 53 | " | " | " |
| 54 | " | " | " |
| 55 | " | " | " |
| 56 | " | " | " |
| (Temporary) | | | |
| 57 | 2 | \$48,000.00 | .01216 |
| 58 | " | " | " |
| 59 | " | " | " |
| 60 | " | " | " |
| 61 | " | " | " |
| 62 | " | " | " |
| 63 | " | " | " |
| 64 | " | " | " |
| 65 | " | " | " |
| 66 | " | " | " |
| 67 | " | " | " |
| 68 | " | " | " |
| 69 | " | " | " |
| 70 | " | " | " |
| 71 | " | " | " |
| 72 | " | " | " |
| 73 | " | " | " |
| 74 | " | " | " |
| 75 | " | " | " |
| (Temporary) | | | |
| 76 | 3 | \$55,000.00 | .01394 |
| 77 | " | " | " |
| 78 | " | " | " |
| 79 | " | " | " |
| 80 | " | " | " |

Phase III - Mix D Total \$3,945,000.00

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

} AMENDMENT TO MASTER
} DEED ESTABLISHING SUMMER WOODS
} HORIZONTAL PROPERTY REGIME

WHEREAS, by MASTER DEED dated September 16, 1981 and recorded in the R.H.C. Office for Greenville County South Carolina in Deed Book _____ at pages _____ through _____, inclusive, AMERICAN SERVICE CORPORATION created and established a plan for dwelling ownership for SUMMER WOODS HORIZONTAL PROPERTY REGIME, and

WHEREAS, Article VII of the MASTER DEED provides for amendments to the condominium documents and it is desired to amend the same for the following reasons:.....

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

Grantee(s) Address:

BOOK 1155 PAGE 334

KNOW ALL MEN BY THESE PRESENTS, that AMERICAN SERVICE CORPORATION
A Corporation chartered under the laws of the State of South Carolina and having a principal place of business at
Greenville, State of South Carolina, in consideration of

Dollar,
the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain,
sell and release unto

ALL THAT CERTAIN piece, parcel or unit situate, lying
and being in the state of South Carolina, County of
Greenville, being known and designated as Unit Number
OF SUMMER WOODS HORIZONTAL PROPERTY REGIME as is
more fully described in MASTER DEED dated September
16, 1981 and recorded in the R.M.C. Office for Green-
ville County, South Carolina in Deed Book 1155 at pages
714 through 134, inclusive, and survey and plat
plan recorded in the R.M.C. Office for Greenville
County in plat Book 8P at page 34.

This conveyance is made subject to any and all reser-
vations, easements, rights of way, zoning ordinances,
restrictions and/or protective covenants as set out in
the MASTER DEED, Exhibits and appendices attached thereto,
recorded plats or as may appear on the premises.

together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in anywise
incident or appertaining to have and to hold all and singular the premises before mentioned unto the grantee(s), and the
grantee(s) heirs or successors and assigns, forever. And, the grantor does hereby bind itself and its successors to warrant and
forever defend all and singular said premises unto the grantee(s) and the grantee(s) heirs or successors and against every
person whomsoever lawfully claiming or to claim the same or any part thereof.

IN WITNESS whereof the grantor has caused its corporate seal to be affixed here- and these presents to be subscribed by its
duly authorized officers, this day of 19

SIGNED, sealed and delivered in the presence of

AMERICAN SERVICE CORPORATION (SEAL)
A Corporation.
By:

President

Secretary

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within
named Corporation, by its duly authorized officers, sign, seal and as the grantor's act and deed deliver the within written deed
and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this day of 19
(SEAL)

Notary Public for South Carolina.

My commission expires:

RECORDED this day of 19, at M. No. 1155-334

Recorded September 23, 1981 at 11:28 AM EXHIBIT "U"

STATE OF SOUTH CAROLINA)
) CORRECTION TO MASTER DEED FOR SUMMER
COUNTY OF GREENVILLE) WOODS HORIZONTAL PROPERTY REGIME
) DEED BOOK 1155, PAGES 564 THROUGH 634

WHEREAS, on September 23, 1981, the Master Deed establishing Summer Woods Horizontal Property Regime was recorded in the RMC Office of the Greenville County Courthouse in Deed Book 1155 at Pages 564 through 634; and

WHEREAS, through inadvertent scrivener's error the schedules of mixes for Phases II and III of said condominium project shown on page 2 of Exhibits "G" and "H" did not properly correspond with the schedules of base value of units in Phases II and III which were subsequently set out in said Exhibits; and

WHEREAS, it is the desire of the owners of all property comprising Summer Woods Horizontal Property Regime to correct this oversight so that the Master Deed is uniform and coherent in nature,

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS that the undersigned parties, as owners of all property comprising Summer Woods Horizontal Property Regime, do hereby incorporate into the aforementioned Master Deed the attached amended schedules of mixes for Phases II and III so that the attached page designated Exhibit "G" page 2 shall forever hereafter be a part of Exhibit "G" to the Master Deed of Summer Woods Horizontal Property Regime in lieu of the present page identified as page 2 of Exhibit "G" and recorded in Deed Book 1155 at Page 610, and the attached page designated as Exhibit "H" page 2 shall forever hereafter be a part of Exhibit "H" to the Master Deed of Summer Woods Horizontal Property Regime in lieu of the present page identified as page 2 of Exhibit "H" and recorded in Deed Book 1155 at page 622. Except as corrected by this document, the Master Deed of Summer Woods Horizontal Property Regime and all Exhibits attached thereto shall remain unchanged.

IN WITNESS WHEREOF, the undersigned, as owners of all property comprising Summer Woods Horizontal Property Regime, have caused these presents to be executed this ____ day of October, 1981.

IN THE PRESENCE OF:

C. M. Warner Jr.
Lucy C. Blackburn

AMERICAN SERVICE CORPORATION

By: Charles J. Callahan

IN THE PRESENCE OF:

C. M. Warner Jr.
Lucy C. Blackburn

Jeffrey E. Knetzer
Jeffrey E. Knetzer

Diane M. Knetzer
Diane M. Knetzer

IN THE PRESENCE OF:

C. M. Warner Jr.
Gray D. Jordan

Kim W. Terry
Kim W. Terry

Percy Terry, Jr.
Percy Terry, Jr.

Margaret T. Terry
Margaret T. Terry

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

PROBATE

BEFORE Me, personally appeared C. M. Warner Jr.
and made oath that he saw the parties to the within document sign,
seal and as their act and deed deliver the within Correction to Mas-
ter Deed, and that he with the other witnesses subscribed above wit-
nessed the execution thereof.

C. M. Warner Jr.

SWORN To before me this

6 day of October, 1981.

Lucy C. Warner (SEAL)
Notary Public for South Carolina

My commission expires: 1-22-91

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FOURTH AMENDMENT TO MASTER DEED
FOR SUMMER WOODS HORIZONTAL
PROPERTY REGIME

WHEREAS, on September 23, 1981, the Master Deed establishing Summer Woods Horizontal Property Regime was recorded in the RMC Office for Greenville County, South Carolina in Deed Book 1155 at pages 564 through 634; and

WHEREAS, a correction to said Master Deed was recorded October 7, 1981 in Deed Book 1156 at page 454 and said Master Deed was subsequently amended twice by amendments recorded August 12, 1982 in Deed Book 1172 at page 62 and January 8, 1983 in Deed Book 1180 at page 410; and

WHEREAS, American Service Corporation, the Sponsor, now desires to further amend said Master Deed,

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENCE, that the undersigned American Service Corporation hereby declares that the Master Deed be amended to provide:

- (1) That units 301, 303, 305, 307, 309 and 311 have been built as shown on the attached "as built" foundation/floor plans and that plat of Summer Woods, Phases I and II, dated September 10, 1981, revised December 23, 1982 and May 12, 1983, prepared by Kermit T. Gould, R.L.S., recorded in the RMC Office for Greenville County in Plat Book 9-F at page 83, copies of which are marked "Exhibit A", attached hereto and incorporated herein; that units 501, 503, 505, 507, 701, 703, 705, 709, 901, 903, 905, 602, 604, 606, 608, 610 and 612 will be built in the approximate locations as shown on the aforementioned plat and "as built" surveys and amendments to the Master Deed will be recorded as said units are built.
- (2) The percentage of undivided interest in the General Common Elements and Limited Common Elements of all of the units heretofore submitted to the Horizontal

Property Regime are hereby changed to the percentage of undivided interest in the General Common Elements and Limited Common Elements shown on "Exhibit B" annexed hereto and made a part hereof by reference. Also, the percentage of undivided interest in the General Common Elements and Limited Common Elements of Units 301, 303, 305, 307, 309 and 311 are declared to be the percentages shown in "Exhibit B".

Except as amended, the Master Deed shall remain in full force and effect.

IN WITNESS WHEREOF, the undersigned corporation has caused these presents to be subscribed by its duly authorized officers this 27th day of May, 1983.

IN THE PRESENCE OF:

AMERICAN SERVICE CORPORATION

P. Gray Walsh
Catherine Q. O'Neill

BY:

PM Werner Jr (SEAL)

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

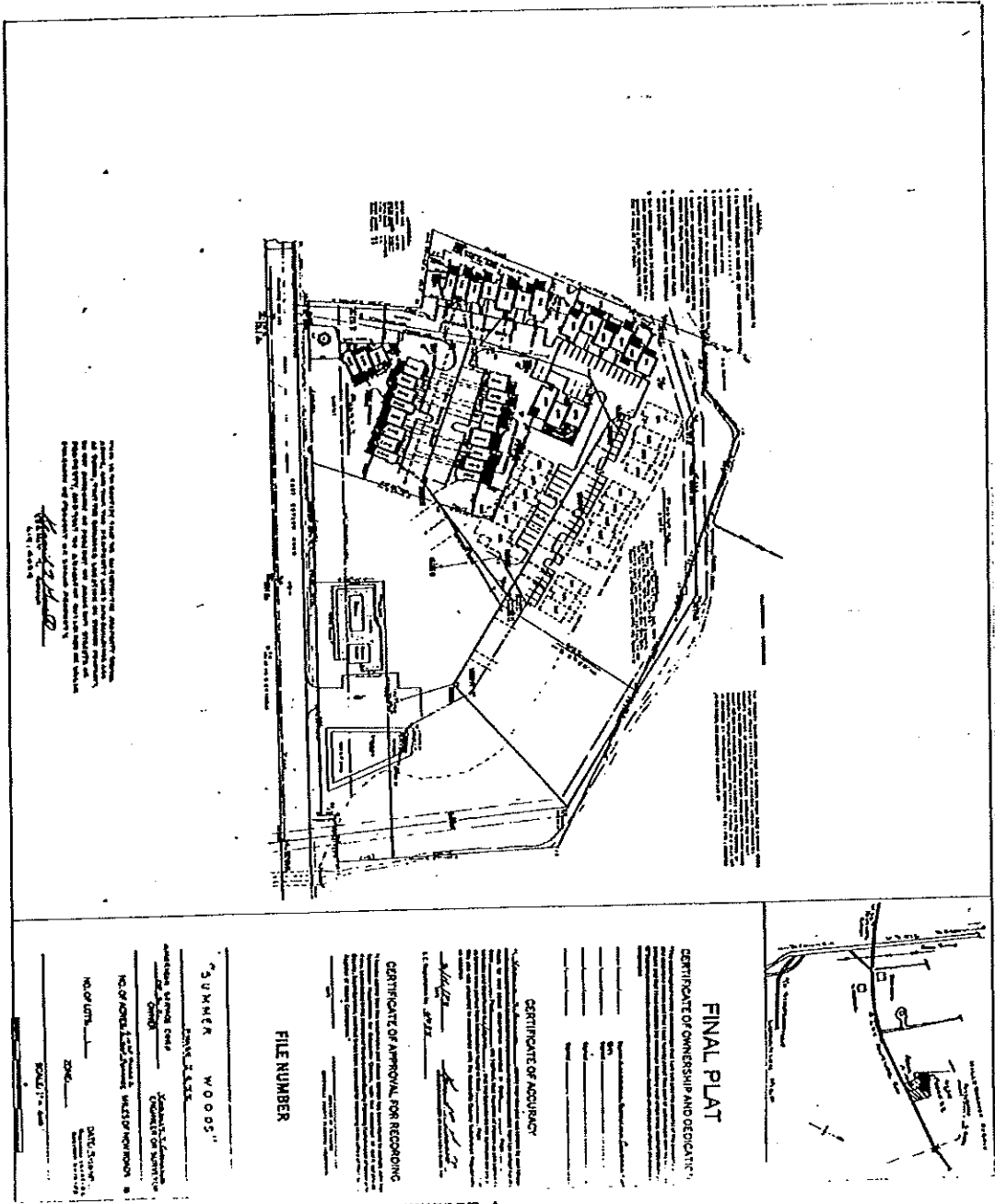
} PROBATE

PERSONALLY appeared the undersigned witness and made oath that (s)he saw the within named C. M. WERNER, JR., as and authorized officer of American Service Corporation, sign, seal and as his/her act and deed, deliver the within written Third Amendment to Master Deed for Summer Woods Horizontal Property Regime, and that (s)he, with the other witness subscribed above, witnessed the execution thereof.

Catherine Q. O'Neill

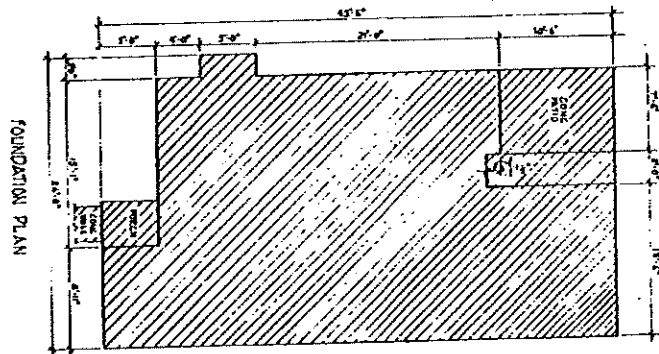
SWORN to before me this
27th day of May, 1983.

P. Gray Walsh (SEAL)
Notary Public for South Carolina
My Commission Expires: 6/15/89

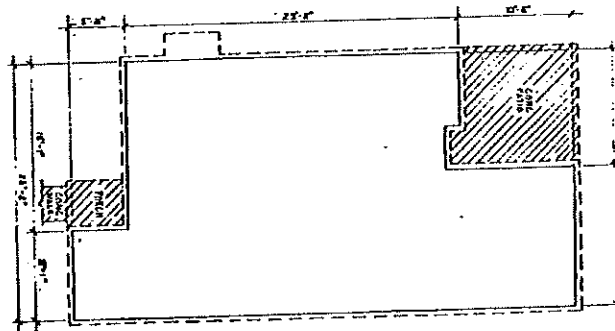


UNIT 301

| LEGEND | |
|---------------------------------|---------------------------------|
| UNIT COMPANY | UNIT COMPANY |
| CONCRETE COMMON | CONCRETE COMMON |
| UNITED COMMON | UNITED COMMON |
| CLIMATE | CLIMATE |
| RATIO - RELIANT, INCREASED AREA | RATIO - RELIANT, INCREASED AREA |
| LOW - RELIANT, INCREASED AREA | LOW - RELIANT, INCREASED AREA |
| CONCRETE COMMON | CONCRETE COMMON |
| CLIMATE - CONCRETE COMMON | CLIMATE - CONCRETE COMMON |



FOUNDATION PLAN



FLOOR PLAN

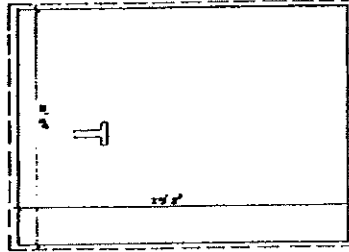
BASHOR-PALMER ASSOCIATES • ARCHITECTS ENGINEERS • GREENVILLE SC
SUMMER WOODS HORIZONTAL PROPERTY REGIME

EXHIBIT A

| LEGEND | |
|--------|---------------|
| --- | UNIT BOUNDARY |
| --- | CHURCH CANON |
| --- | EXISTING |
| --- | UNIT 303 |
| --- | UNIT 304 |
| --- | UNIT 305 |
| --- | UNIT 306 |
| --- | UNIT 307 |
| --- | UNIT 308 |
| --- | UNIT 309 |
| --- | UNIT 310 |
| --- | UNIT 311 |
| --- | UNIT 312 |
| --- | UNIT 313 |
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| --- | UNIT 315 |
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| --- | UNIT 397 |
| --- | UNIT 398 |
| --- | UNIT 399 |
| --- | UNIT 400 |

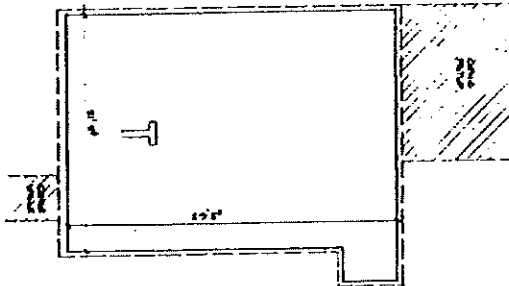
UNIT 303

SECOND FLOOR PLAN



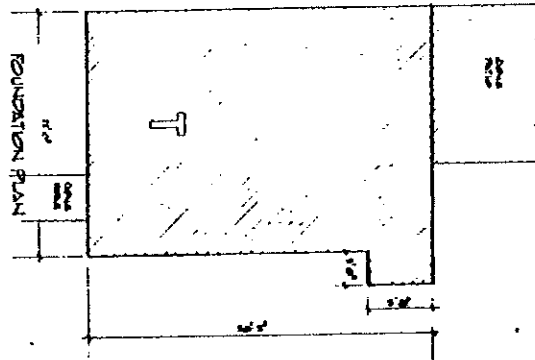
ALL DIMENSIONS ARE IN FEET AND INCHES
1/4" = 1'-0"

FIRST FLOOR PLAN



0' 0" 10' 20' 30' 40' 50' 60' 70' 80' 90' 100'

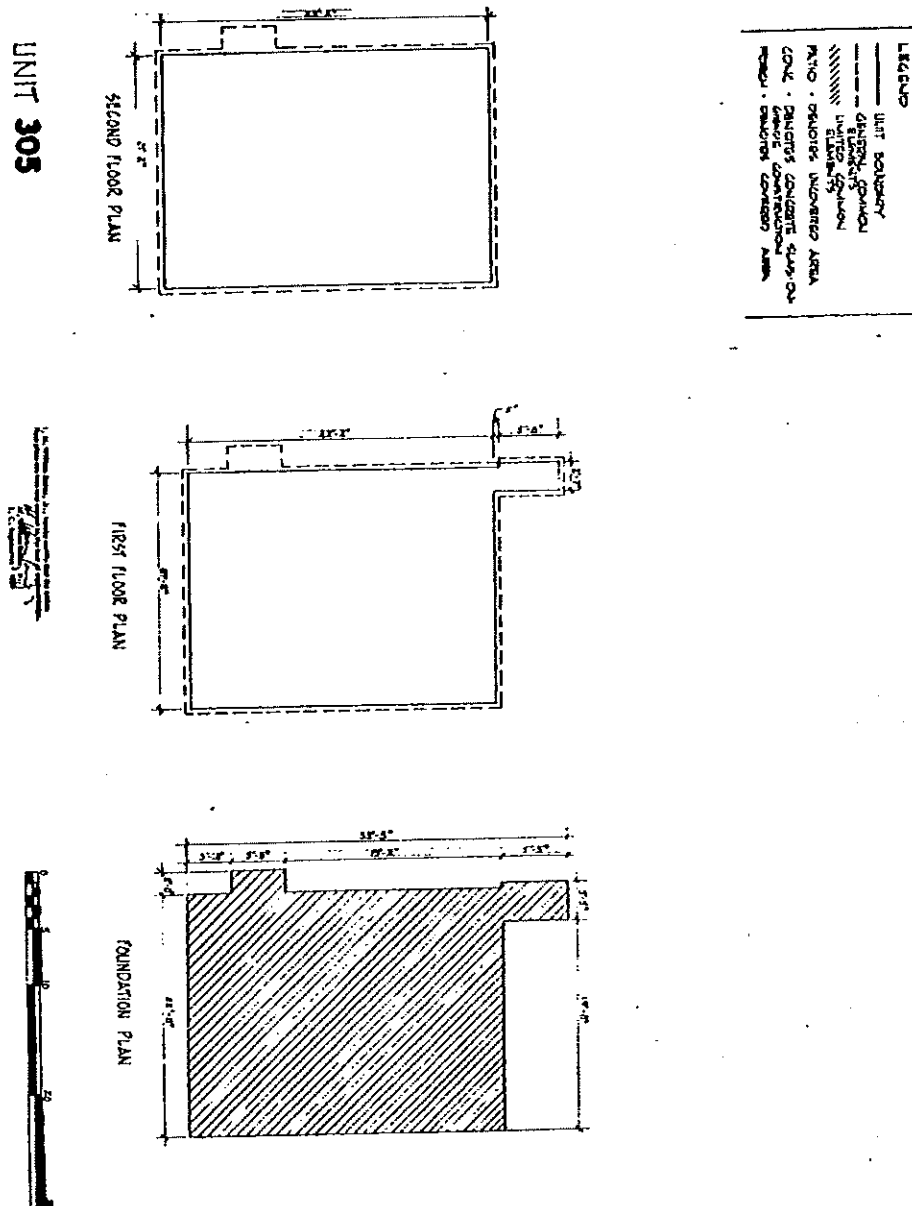
FOUNDATION PLAN



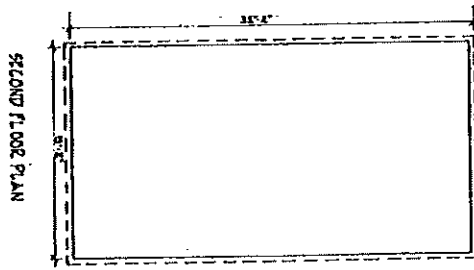
BASHOR-PALMER ASSOCIATES • ARCHITECTS ENGINEERS • GREENVILLE SC

SUMMER HOOPS HORIZONTAL PROPERTY REGIME

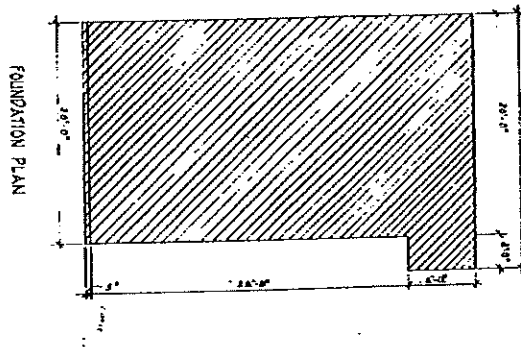
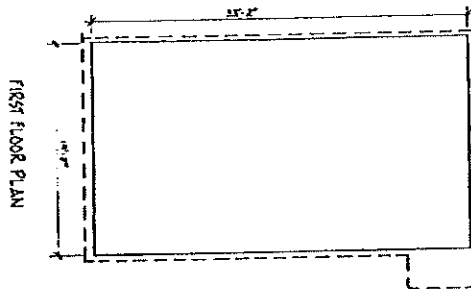
EXHIBIT A



UNIT 307



| LEGEND | |
|--------|--------------------------------|
| --- | UNIT BOUNDARY |
| ---- | EXISTING CONDO |
| ----- | UNITED CONDO |
| | STAIRWAY |
| | RATIO - EXISTING UNLOADED AREA |
| LOK | EXISTING CONCRETE SLAB-OUT |
| XXXXX | NEW CONSTRUCTION |
| XXXXX | EXISTING CONCRETE AREA |



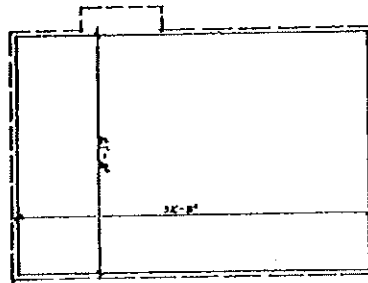
BASHOR-PALMER ASSOCIATES • ARCHITECTS ENGINEERS • GREENVILLE SC

...SUMMER WOODS HORIZONTAL PROPERTY REGIME

EXHIBIT A

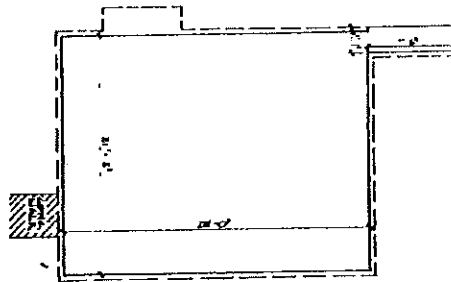
UNIT 311

SECOND FLOOR PLAN

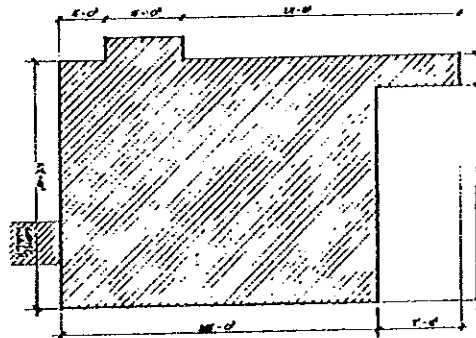


| LEGEND | |
|--------|-------------------------------|
| --- | UNIT BOUNDARY |
| ---- | EXISTING COMMON |
| ---- | UNIT COMMON |
| ---- | ELEVATOR |
| ---- | STAIRS |
| ---- | STAIRS UNCOVERED AREA |
| ---- | LOAK - DECKETS COVERED AREA |
| ---- | LOAK - DECKETS UNCOVERED AREA |
| ---- | STAIRS UNCOVERED AREA |
| ---- | STAIRS COVERED AREA |

FIRST FLOOR PLAN



FOUNDATION PLAN



BASHOR-PALMER ASSOCIATES • ARCHITECTS ENGINEERS • GREENVILLE SC

SUMMER 1000S HORIZONTAL PROPERTY REGIME

EXHIBIT A

EXHIBIT B

CHART SHOWING PERCENTAGE INTEREST IN
THE COMMON ELEMENTS FOR THIRTY-FIVE (35) UNITS

| <u>UNIT NO</u> | <u>NO. OF BEDROOMS</u> | <u>PERCENTAGE BASIC VALUE</u> | <u>INTEREST</u> |
|----------------|----------------------------|-----------------------------------|-----------------|
| 101 | 2 | \$48,000.00 | .0275 |
| 103 | 2 | \$48,000.00 | .0275 |
| 105 | 2 | \$48,000.00 | .0275 |
| 107 | 2 | \$48,000.00 | .0275 |
| 109 | 3 | \$55,000.00 | .0316 |
| 111 | 2 | \$48,000.00 | .0275 |
| 113 | 2 | \$48,000.00 | .0275 |
| 202 | 2 | \$48,000.00 | .0275 |
| 204 | 2 | \$48,000.00 | .0275 |
| 206 | 2 | \$48,000.00 | .0275 |
| 1901 | 3 | \$55,000.00 | .0316 |
| 1903 | 2 | \$48,000.00 | .0275 |
| 1905 | 2 | \$48,000.00 | .0275 |
| 1907 | 2 | \$48,000.00 | .0275 |
| 1909 | 3 | \$55,000.00 | .0316 |
| 1911 | 2 | \$48,000.00 | .0275 |
| 1913 | 2 | \$48,000.00 | .0275 |
| 1915 | 2 | \$48,000.00 | .0275 |
| 2002 | 3 | \$55,000.00 | .0316 |
| 2004 | 2 | \$48,000.00 | .0275 |
| 2006 | 2 | \$48,000.00 | .0275 |
| 2008 | 2 | \$48,000.00 | .0275 |
| 2010 | 2 | \$48,000.00 | .0275 |
| 2012 | 2 | \$48,000.00 | .0275 |
| 2014 | 2 | \$48,000.00 | .0275 |
| 2016 | 2 | \$48,000.00 | .0275 |
| 402 | 2 | \$48,000.00 | .0275 |
| 404 | 3 | \$55,000.00 | .0316 |
| 406 | 3 | \$55,000.00 | .0316 |
| 301 | 2 | \$48,000.00 | .0275 |
| 303 | 3 | \$55,000.00 | .0316 |
| 305 | 2 | \$48,000.00 | .0275 |
| 307 | 3 | \$55,000.00 | .0316 |
| 309 | 2 | \$48,000.00 | .0275 |
| 311 | 3 | \$55,000.00 | .0316 |
| | | \$1,743,000.00 | .9994 |

RECORDED MAY 27 1983 at 10:37 A.M.

31723

EXHIBIT B

S.C.

1983

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)
AMENDMENT TO MASTER DEED FOR
SUMMER WOODS HORIZONTAL PROPERTY
REGIME, ADDING PHASE II PROPERTY

WHEREAS, on September 23, 1981, the Master Deed establishing Summer Woods Horizontal Property Regime was recorded in the R.M.C. Office for Greenville County in Deed Book 1155 at Pages 564 through 634, and

WHEREAS, said Master Deed was amended by Amendment recorded in the R.M.C. Office for Greenville County in Deed Book 1172 at Pages 62 through 70, and

WHEREAS, American Service Corporation, the Sponsor, has elected to annex the Phase II Property and submit it to Summer Woods Horizontal Property Regime, and

WHEREAS, said Sponsor desires to submit the swimming pool, bath house and retaining pond to said Summer Woods Horizontal Property Regime,

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS that the undersigned American Service Corporation does hereby submit the land hereinafter described in Exhibit "A" and being more fully shown on Exhibit "B" to said Summer Woods Horizontal Property Regime.

Also, Sponsor declares that the Master Deed be amended to provide:

(1) That Units 402, 404 and 406 have been built as shown on Exhibit "B"; that Units 301, 303, 305, 307, 309 and 311 are under construction and that Units 501, 503, 505, 507, 602, 604, 606, 608, 610, 612, 701, 703, 705, 707, 709, 801, 803 and 805 will be built in the approximate locations as shown on Exhibit "B" and "as built" surveys and amendments to the Master Deed will be recorded as they are built.

(2) The percentage of undivided interests in the General Common Elements and Limited Common Elements of all of the units heretofore submitted to the Horizontal Property

GC10 - 3 JA 687 033

9.0070

Regime are hereby changed to the percentage of undivided interests in the General Common Elements and Limited Common Elements shown on Exhibit "C" annexed hereto and made a part hereof by reference. Also, the percentage of undivided interests in the General Common Elements and Limited Common Elements of Units 402, 404 and 406 are declared to be the percentages shown in Exhibit "C".

Except as amended, the Master Deed shall remain in full force and effect.

IN WITNESS WHEREOF, the undersigned corporation has caused these presents to be subscribed by its duly authorized officer(s), this the 29th day of December, 1982.

IN THE PRESENCE OF:

AMERICAN SERVICE CORPORATION

Eugene J. Jordan

BY: Charles J. Carberry (SEAL)

Nancy D. Batton

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

P R O B A T E

PERSONALLY appeared the undersigned witness and made oath that (s)he saw the within named AMERICAN SERVICE CORPORATION, by its duly authorized officer(s), sign, seal and as its act and deed, deliver the within written AMENDMENT TO MASTER DEED FOR SUMMER WOODS HORIZONTAL PROPERTY REGIME, ADDING PHASE II PROPERTY, and that (s)he, with the other witness subscribed above, witnessed the execution thereof.

SWORN TO before me, this 29th
day of December, 1982.

Eugene J. Jordan

Nancy D. Batton (L.S.)
Notary Public for South Carolina

My Commission Expires: 11-14-83

(CONTINUED ON NEXT PAGE)

EXHIBIT "A"

ALL that certain piece, parcel or tract of land situate, lying and being in the State and County aforesaid, being shown and designated on Plat of SUMMER WOODS, PHASE I AND II, dated September 10, 1981, and revised December 23, 1982, and recorded in the R.M.C. Office for Greenville County in Plat Book 9-F at Page 33, and being described more particularly, according to said plat, to-wit:

BEGINNING at an iron pin at the joint corner of Phase I Property and Phase II Property in the northwestern line of said tracts, and running thence along the joint line of Phase I and Phase II N. 86-10 E. 329.5 feet to a point; running thence S. 5-02 E. 73.0 feet to a point; running thence N. 34-54 E. 160 feet to a point; running thence N. 5-54 E. 209.4 feet to a point near Gilder Creek (the creek being the line), and running thence along said creek ar the line, the traverse lines of which are: N. 82-50 W. 100 feet; S. 84-43 W. 33.5 feet; S. 84-01 W. 112.84 feet; S. 84-43 W. 114.2 feet; S. 25-20 E. 71.4 feet; and S. 64-00 W. 69.0 feet to a point; running thence S. 1-11 E. 172.45 feet to the point of beginning, being Phase II Property, containing 2.55 acres.

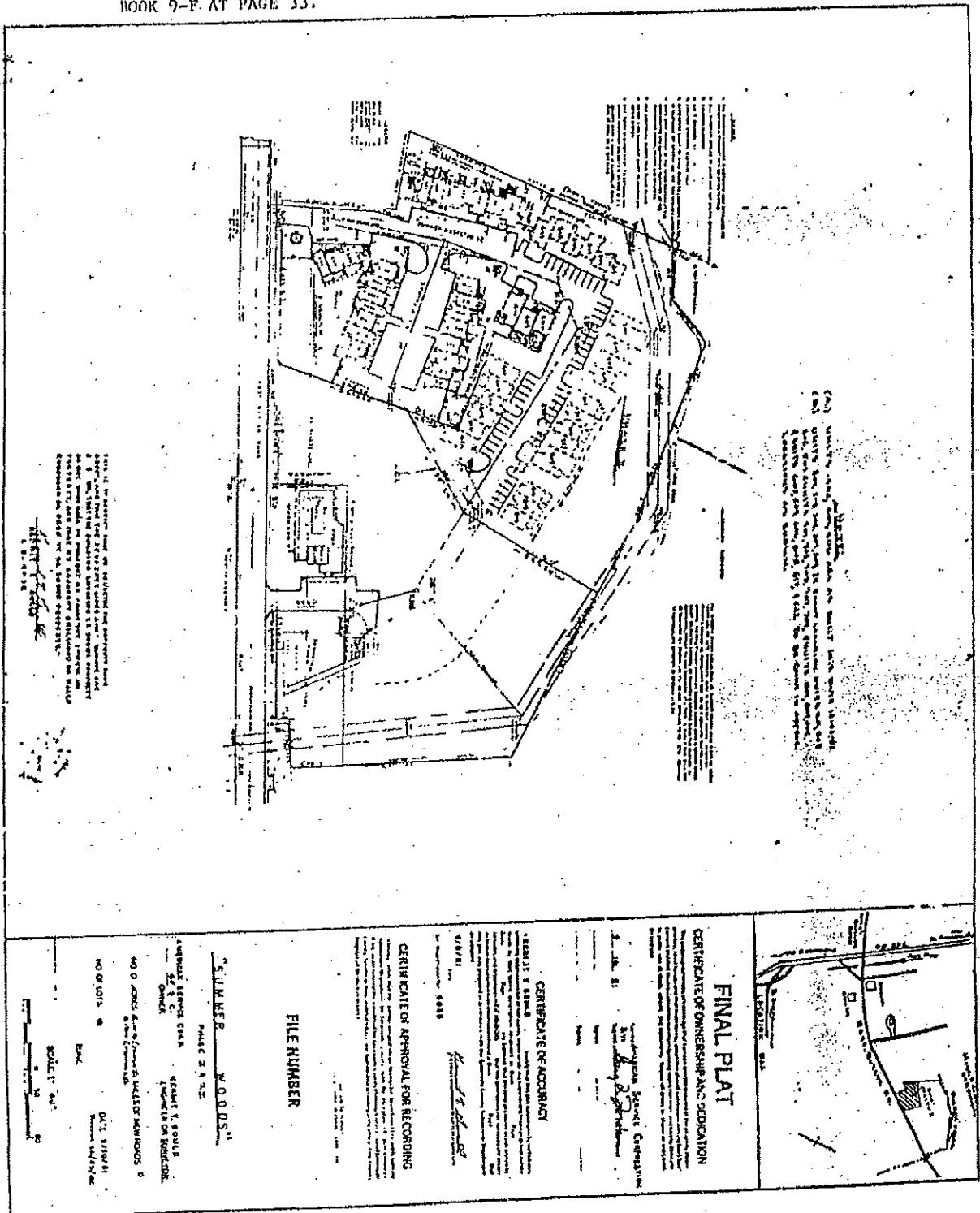
ALSO:

ALL that certain piece, parcel or tract of land situate, lying and being in the State and County aforesaid, being shown and designated on Plat of SUMMER WOODS, PHASE I AND II, dated September 10, 1981, and revised December 23, 1982, and recorded in the R.M.C. Office for Greenville County in Plat Book 9-7 at Page 33, and being described more particularly, according to said plat, to-wit:

BEGINNING at an iron pin on the northern side of East Butler Road, at the southeastern corner on said Plat, and running thence with the northern side of East Butler Road S. 64-23 W. 61.2 feet to an iron pin; running thence S. 25-17 E. 17.0 feet to an iron pin; running thence S. 64-43 W. 310.0 feet; running thence N. 25-17 W. 88.7 feet; running thence N. 84-37 E. 368.1 feet to a point; running thence S. 27-00 E. 72 feet to the point of beginning.

E. N. B. I. B. I. T. " B. "

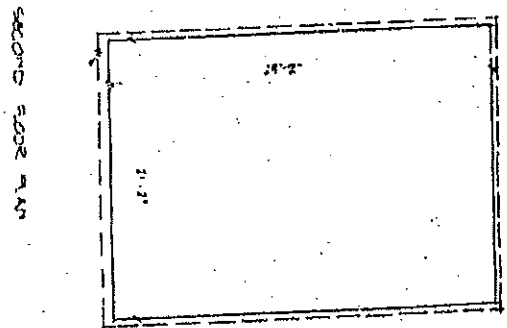
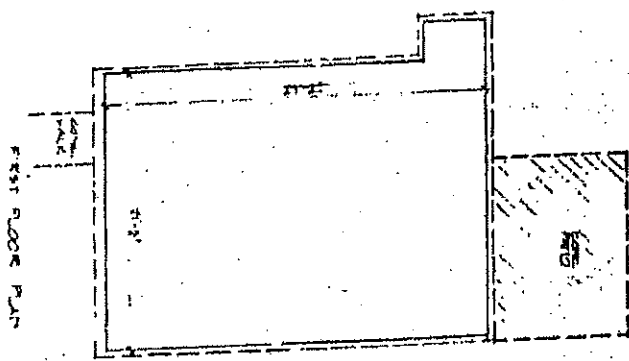
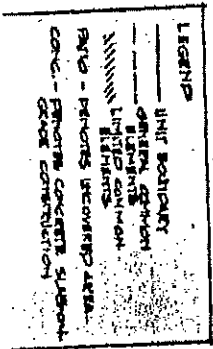
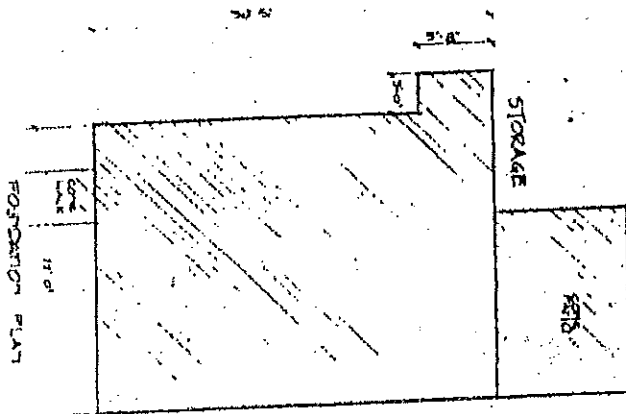
THIS PLAT IS ALSO RECORDED IN THE R.H.C. OFFICE FOR GREENVILLE COUNTY IN PLAT
BOOK 9-F AT PAGE 33.



WASHOR-PALMER ASSOCIATES • ARCHITECTS ENGINEERS • GREENVILLE, SC

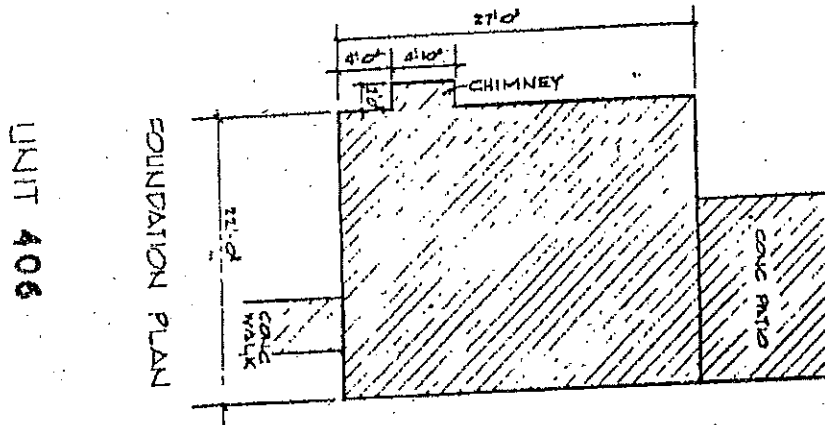
EXHIBIT "B"

UNIT 404



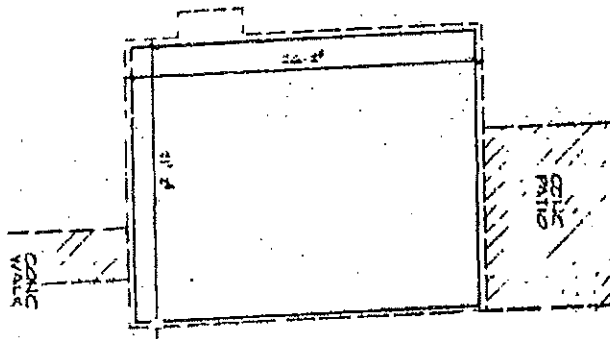
ALL DIMENSIONS ARE IN FEET AND INCHES
1/4" = 1'-0"

3'-0" 1'-0" 1'-0" 1'-0"



FOUNDATION PLAN

77-406

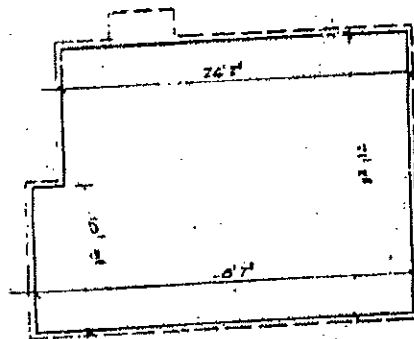


FIRST FLOOR PLAN

M WILLIAM BAKER JR. HAS BEEN CERTAIN THAT
THE WHITE FLOOR ALONE ARE THIS AND COLLECTED
TO THE DESIGN OF AN INDIAN HOUSE

Hd-1-1-1

M WILLIAM BAKER JR.
AC TERTIUM ON A CARD



*EECCCD = LEON PLAN

[illegible]

EXHIBIT "C"

CHART SHOWING PERCENTAGE INTEREST IN
THE COMMON ELEMENTS FOR TWENTY-NINE (29) UNITS

| UNIT NO. | NO. OF BEDROOMS | BASIC VALUE | PERCENTAGE INTEREST |
|----------|--------------------|----------------|------------------------|
| 101 | 2 | \$48,000.00 | .03347 |
| 103 | 2 | \$48,000.00 | .03347 |
| 105 | 2 | \$48,000.00 | .03347 |
| 107 | 2 | \$48,000.00 | .03347 |
| 109 | 3 | \$55,000.00 | .03835 |
| 107 | 2 | \$48,000.00 | .03347 |
| 111 | 2 | \$48,000.00 | .03347 |
| 113 | 2 | \$48,000.00 | .03347 |
| 202 | 2 | \$48,000.00 | .03347 |
| 204 | 2 | \$48,000.00 | .03347 |
| 206 | 2 | \$48,000.00 | .03347 |
| 1901 | 3 | \$55,000.00 | .03835 |
| 1903 | 2 | \$48,000.00 | .03347 |
| 1905 | 2 | \$48,000.00 | .03347 |
| 1907 | 2 | \$48,000.00 | .03347 |
| 1909 | 3 | \$55,000.00 | .03835 |
| 1911 | 2 | \$48,000.00 | .03347 |
| 1913 | 2 | \$48,000.00 | .03347 |
| 1915 | 2 | \$48,000.00 | .03347 |
| 2002 | 3 | \$55,000.00 | .03835 |
| 2004 | 2 | \$48,000.00 | .03347 |
| 2006 | 2 | \$48,000.00 | .03347 |
| 2008 | 2 | \$48,000.00 | .03347 |
| 2010 | 2 | \$48,000.00 | .03347 |
| 2012 | 2 | \$48,000.00 | .03347 |
| 2014 | 2 | \$48,000.00 | .03347 |
| 2016 | 2 | \$48,000.00 | .03347 |
| 402 | 2 | \$48,000.00 | .03347 |
| 404 | 3 | \$55,000.00 | .03835 |
| 406 | 3 | \$55,000.00 | .03835 |
| | | \$1,434,000.00 | .999 |

RECORDED JAN 6 1983

at 11:21 A.M.

10545

FILED
GREENVILLE CO., S.C.
STATE OF SOUTH CAROLINA
Dec 27 3 52 PM '91
CONNIE S. TARKER
R.M.C.

BOOK 1458 PAGE 930 ✓

STATE OF SOUTH CAROLINA) AMENDMENT TO MASTER DEED FOR SUMMER
COUNTY OF GREENVILLE) WOODS HORIZONTAL PROPERTY REGIME,
CONNIE S. TARKER) SUBMITTING PROPERTY TO HORIZONTAL
R.M.C.) PROPERTY REGIME

WHEREAS, on September 23, 1981, the Master Deed establishing Summer Woods Horizontal Property Regime was recorded in the RMC Office for Greenville County in Deed Book 1155 at Pages 564 through 634, and

WHEREAS, said Master Deed was amended by Amendment recorded in the RMC Office for Greenville County in Deed Book 1180 at Page 410, and

WHEREAS, American Service Corporation, the Sponsor of Summer Woods Horizontal Property Regime, conveyed title of a portion of the Property Reserved for Development to Summer Woods Association of Residence Owners, Inc. by Deed recorded in the RMC Office for Greenville County on October 2, 1991 in Deed Book 1450 at Page 220, and

15-799-M4.6-1-100

WHEREAS, Summer Woods Association of Residence Owners, Inc. has elected to annex and submit the property described on Exhibit "A" to the Summer Woods Horizontal Property Regime in order that said property may become a part of the Common Area (as defined in the Master Deed establishing Summer Woods Horizontal Property Regime) for all homeowners at Summer Woods, and in order that said property may be taxed pro-rata among the homeowners at Summer Woods, and not taxed separately by the Greenville County Tax Collector.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS that the undersigned Summer Woods Association of Residence Owners, Inc., by its duly elected and authorized directors and officers, does hereby submit and annex the land hereinafter described on Exhibit "A", to said Summer Woods Horizontal Property Regime. Said property is hereby declared to be Common Area for all homeowners at Summer Woods, and should be billed pro-rata among the various homeowners at Summer Woods, in accordance with their proportionate undivided percentage interests in the Common Area at Summer Woods.

IN THE PRESENCE OF:

Edith Mary
x Rosamond

SUMMER WOODS ASSOCIATION OF
 RESIDENCE OWNERS, INC.

BY: Janette Barton
 Janette Barton
 BY: Sally Sizemore
 Sally Sizemore
 BY: Robert Domine
 Robert Domine
 BY: Beatrice Gallman
 Beatrice Gallman
 BY: Joan Cole
 Joan Cole
 BY: Joan Connor
 Joan Connor
 BY: _____

STATE OF SOUTH CAROLINA)
)
 COUNTY OF GREENVILLE)

PROBATE

PERSONALLY appeared before me the undersigned witness and made oath that (s)he saw the within named SUMMER WOODS ASSOCIATION OF RESIDENCE OWNERS, INC., by its duly authorized directors and

officer(s), sign, seal and as its act and deed, deliver the within written Amendment to Master Deed of Summer Woods Horizontal Property Regime Submitting Property to Horizontal Property Regime, and that (s)he, with the other witness subscribed above, witnessed the execution thereof.

x Laura D. Pfe

SWORN to before me this

20th day of December, 1991.

Lara L. Suimore (L.S.)
Notary Public for South Carolina

My Commission Expires: 6/20/99



(CONTINUED ON NEXT PAGE)

EXHIBIT "A"

ALL that certain piece, parcel or tract of land situate, lying and being in the State and County aforesaid, being shown and designated on Plat of SUMMER WOODS, PHASE I AND II, dated September 10, 1981 and revised December 23, 1982, and recorded in the RMC Office for Greenville County in Plat Book 9-F at Page 33, and being described more particularly, according to said plat, to-wit:

BEGINNING at an iron pin on the northern side of East Butler Road, running thence N. 5-02 W. 175.98 feet to an iron pin; thence N. 34-54 E. 160 feet to a point; running thence N. 55-54 E. 209.4 feet to a point near Gilder Creek (the creek being the line), and running thence along Gilder Creek as the line, the traverse lines of which are S. 82-50 E. 231.5 feet to an iron pin; thence S. 27-00 E. 220.72 feet to a point; thence S. 64-37 W. 368.1 feet to a point; thence S. 25-17 E. 88.7 feet to a point on the northern side of East Butler Road; thence S. 64-43 W. 158.75 feet to an iron pin, the point of beginning.

Tax Map Number (15)-799-M4.6-1-100

FILED FOR RECORD IN GREENVILLE
COUNTY SC RMC OFFICE AT 03:52 PM
12/27/91 RECORDED IN DEED
BOOK 1458 PAGE 0930
DOC # 91068110

68110

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

ADDRESS OF GRANTEE: 135 S. Main Street
Greenville, SC 29601

BOOK 1450 PAGE 220

KNOW ALL MEN BY THESE PRESENTS, that American Service Corporation of South Carolina
A Corporation chartered under the laws of the State of South Carolina and having a principal place of business at
Greenville, State of South Carolina, in consideration of Ten and No/100 (\$10.00)--

the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and
release unto Summer Woods Association of Residence Owners, Inc., its
Successors and Assigns, forever:

ALL that certain piece, parcel or tract of land situate, lying and
being in the State and County aforesaid, being shown and designated
on Plat of SUMMER WOODS, PHASE I AND II, dated September 10, 1981,
and revised December 23, 1982, and recorded in the RMC Office for
Greenville County in Plat Book 9-F at Page 33, and being described
more particularly, according to said plat, to-wit:

BEGINNING at an iron pin on the northern side of East Butler Road,
running thence N. 5-02 W. 175.98 feet to an iron pin; thence N. 34-
54 E. 160 feet to a point; running thence N. 55-54 E. 209.4 feet to
a point near Gilder Creek (the creek being the line), and running
thence along Gilder Creek as the line, the traverse lines of which
are S. 82-50 E. 231.5 feet to an iron pin; thence S. 27-00 E.
220.72 feet to a point; thence S. 64-37 W. 368.1 feet to a point;
thence S. 25-17 E. 88.7 feet to a point on the northern side of
East Butler Road; thence S. 64-43 W. 158.75 feet to an iron pin,
the point of beginning.

It being the intent of the Grantor herein to convey all of its
interest in the property identified by the Greenville County Tax
Collector as M004.06-01-100.00, less any property identified by
said tax map number already submitted by the Grantor herein to
Summer Woods Horizontal Property Regime by Amendment to Master Deed
for Summer Woods Horizontal Property Regime, adding Phase II
property, dated December 29, 1982 and recorded on January 6, 1983
in Deed Book 1180 at page 410, RMC Office for Greenville County.

This being a portion of the property conveyed to the Grantor herein
by Deed of Johnnie F. Lanford, recorded on December 22, 1980 in
Deed Book 1139 at page 343, RMC Office for Greenville County.

together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or
appertaining; to have and to hold all and singular the premises before mentioned unto the grantee(s), and the grantee(s)'s heirs or
successors and assigns, forever. And, the grantor does hereby bind itself and its successors to warrant and forever defend all and singular
said premises unto the grantee(s) and the grantee(s)'s heirs or successors and against every person whomsoever lawfully claiming or to
claim the same or any part thereof.

IN WITNESS whereof the grantor has caused its corporate seal to be affixed hereto and these presents to be subscribed by its duly authorized
officers, this 24 day of September 19 91

SIGNED, sealed and delivered in the presence of:

Charles Whitworth
Travis L. Lan

AMERICAN SERVICE CORPORATION OF
SOUTH CAROLINA

A Corporation

By:

Charles Whitworth
Travis L. Lan
President
Secretary

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named Cor-
poration, by its duly authorized officers, sign, seal and as the grantor's act and deed deliver the within written deed and that (s)he,
with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 24th day of September 19 91

Travis L. Lan (SEAL)
Notary Public for South Carolina.
MY COMMISSION EXPIRES 12-3-96

RECORDED this
FILED FOR RECORD IN GREENVILLE
COUNTY SC RMC OFFICE AT 11:31 AM
10/02/91 RECORDED IN DEED
BOOK 1450 PAGE 0220
DOC # 91050600

M. No. 50690

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

DEED TO RIGHT OF WAY AND EASEMENT AND RELEASE AGREEMENT

KNOW ALL MEN BY THESE PRESENTS, that Summer Woods Association of Residence Owners, Inc.

for and in consideration of the premises and acceptance thereof by the Commissioners of Public Works of the City of Greenville, S.C., a political subdivision of the State of South Carolina exempt from recording fees under S.C. Code Ann., §12-24-40(2), the receipt whereof is hereby acknowledged, does hereby give and grant unto the said Commissioners of Public Works, its successors and assigns, the right, privilege and easement to go in and upon those premises situated in the County and State aforesaid more particularly described as follows:

A strip along and under the property of the Grantor situate, lying and being on the northern side of E. Butler Road in the County of Greenville, State of South Carolina and being a portion of the common areas of the premises as described in the Amendment to Master Deed for Summer Woods Horizontal Property Regime, adding Phase II Property created by American Service Corporation and recorded in the ROD for Greenville County in Deed Book 1180, Page 410. See also deed to Summer Woods Association of Residence Owners, Inc. from American Service Corporation of South Carolina, recorded in the ROD Office for Greenville County, S.C. on October 2, 1991 in Deed Book 1450, at Page 220. See also plat recorded in Plat Book 9-F, Page 33.

TMS#: M004060100100



2014000288 R/W
2 PGS
Book DE 2437 Page:1806-1807
Cons \$0 00
January 03, 2014 12:11:46
Rec \$10 00 Cnty Tax EXEMPT State Tax EXEMPT

Grantee's Address: P. O. Box 687, Greenville, SC 29602

FILED IN GREENVILLE COUNTY, SC

The within conveyance includes all water mains, inlet service lines, valves, and appurtenances installed and located in or along said premises as part of the existing water service, if any, or as shown on the attached plat(s) or hereinafter installed, and also including the right and privilege to maintain said system, and to construct upon and through said premises, in a proper manner, such additional pipeline or lines, appurtenances and necessary apparatus incident thereto, using the necessary appliances and machinery for such work for the purpose of conveying water through the premises above described, together with the right at all times to enter upon said premises for the purpose of inspecting said line or lines and making necessary repairs and alterations thereon, together with the right to have access to the premises at all times as necessary for the maintenance of such lines and appurtenances, and the Grantor shall make no other use of the premises or grant other easements or rights of way that in the opinion of the Grantee, in any way endanger or interfere with the proper operation of, or access to, the right of way and appurtenances conveyed herein.

It is understood and agreed that:

1. The right of way granted under this agreement is of such dimensions as shown on the plat(s) attached marked "Summer Woods Association of Residence Owners, Inc." Greenville County, South Carolina to Commissioners of Public Works of the City of Greenville, S.C." attached hereto and made a part hereof. Grantor shall not be entitled to any damages or further consideration for the acceptance of such system by the Grantee. The location of pipeline or lines presently installed or as shown on said plat, shall determine the definite location of the right of way herein granted.

2. Grantee shall have the right to, privilege and easement to enter upon and exit from the property of the Grantor hereinabove described for the purposes of reading, operating, maintaining, replacing and adding to the water meters and other appurtenances thereto located on the property of the Grantor or individual property owners.

3. Grantor shall make access to the premises available at all times to Grantee's agents and contractors, and especially during times of emergency for the purposes of making repairs upon said pipeline or lines. Grantee does not accept and Grantor expressly waives any and all claims or damage arising out of the installation of or addition to said system.

4. In the event of necessary repairs on said pipeline or lines, Grantee shall have the right to cut and dig necessary trenches and underground drilling to the extent required for the purpose of servicing, repairing or replacing said lines, and shall not be responsible for repaving said premises, only repaving strips disturbed during such work.

5. The failure of the Grantee to exercise any of the rights herein granted at any time or from time to time shall not be construed as a waiver of abandonment of such rights.

Together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or appertaining; to have and to hold all and singular the premises before mentioned unto the Grantee and the Grantee's successors and assigns, forever. And the Grantor does hereby bind the Grantor and the Grantor's heirs or successors, executors and administrators to warrant and forever defend all and singular said premises unto the Grantee and the Grantee's successors and assigns against the Grantor and the Grantor's heirs and successors and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the Grantor's hand and seal this 31 day of December, 2013.

SIGNED, sealed and delivered in the presence of:

Wade Probst

Summer Woods Association of Residence Owners, Inc.

By:
(SEAL)

Its: PRESIDENT
(SEAL)

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

ACKNOWLEDGMENT

The foregoing instrument was acknowledged before me this 31st day of December, 2013 by Tom Newton.

Notary Public for South Carolina
My commission expires: 5-15-23

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE) AMENDMENT TO MASTER DEED FOR SUMMER WOODS
HORIZONTAL PROPERTY REGIME

WHEREAS, on September 23, 1981, the Master Deed establishing Summer Woods Horizontal Property Regime was recorded in the R.M.C. Office for Greenville County in Deed Book 1155 at Pages 564 through 634, and

WHEREAS, American Service Corporation, the Sponsor, subsequently sold various condominium units in Phase I of the condominium regime and the undersigned parties are the sole owners of all of the units in Phase I, and

WHEREAS, American Service Corporation desires to amend the Master Deed to provide for flexibility in the mix of Units in Phases II and III, and all of the units owners concur with the proposed amendment, and

WHEREAS, the undersigned parties desire to amend said Master Deed with respect to other changes as hereinafter set forth.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS that the undersigned parties, being all the owners of all property comprising Summer Woods Horizontal Property Regime, do hereby amend said Master Deed establishing Summer Woods Horizontal Property Regime as follows:

1. The second paragraph of Article V. of said Master Deed is hereby deleted and in lieu thereof the following is substituted:

"Sponsor reserves the right, in the manner more particularly hereinafter set forth, to cause Phase II and Phase III Property to become an integral part of Summer Woods Horizontal Property Regime.

Sponsor reserves the right to construct up to thirty-five (35) and twenty-seven (27) units respectively in Phases II and III of the same general type, architectural style, form, design and general valuation with the same basic materials and of the same basic quality as the units constructed on Phase I property.

Exhibit 'B' shows the location of the existing buildings and units in Phase I and is an 'as built' survey of said buildings.

An 'as built' survey and floor plans will be filed for each building in Phases II and III in the subsequent stages of the regime.

Exhibit 'A' to this Amendment is a Chart showing the percentage interest in the common elements for the existing units in Phase I, together with the basic values of all units in Phase II and III and the method of calculating the percentage interest of each unit."

1500 s 67741801

1172-12

4325 RV 21

2. Article VI. of said Master Deed is hereby deleted and in lieu thereof the following is substituted:

"Sponsor, its successors and assigns, reserve the right, to be exercised in its sole discretion, to submit the Phase II property and Phase III property or any one (1) of them provided they are submitted in ascending numerical order, to the provision of said Master Deed and thereby cause the Phase II and/or Phase III property to become, and forever be, a part of said Summer Woods Horizontal Property Regime in the same manner as if made a part thereof in every particular upon the initial execution and filing of said Master Deed with subsequent amendments.

Said right to annex Phase II and Phase III property may be exercised by Sponsor, its successors and assigns, by filing an Amendment or Amendments to the Master Deed in the R.M.C. Office for Greenville County not later than June 1, 1988.

Any such Amendments shall conform to the various provisions and conditions precedent established in said Master Deed and shall expressly submit the Phase II and Phase III property, as applicable, to the provisions of the Master Deed and By-Laws of the Association as the same may be amended.

Upon the exercise, if any, of said right to annex Phase II and Phase III property, the provisions of said Master Deed as amended shall be understood and construed as embracing the Phase I property, Phase II property, if annexed, and Phase III property, if annexed, together with all improvements constructed thereon.

In the event said Phase II and Phase III property is not annexed before June 1, 1988, said right of Sponsor shall expire and be of no further force or effect."

3. Article VII., A. (1) (v) is hereby deleted and in lieu thereof the following is substituted:

"The Sponsor or its successors in title to all or any portion of Phase II and/or Phase III property, without the consent of unit owners or mortgagees, may amend said Master Deed by annexing the Phase II and/or Phase III Property.

Exhibit 'A' to this Amendment shows the basic values of the units in Phase II and Phase III and the method of calculating the percentage interest of each unit.

1172-111
113

4328 RV 21

Any Amendment to said Master Deed annexing Phase II Property and/or Phase III Property shall include an 'as built' survey of the units in such Phase and a chart showing the percentage interest in the common elements for the units in each phase.

Sponsor may construct up to thirty-five (35) units, but not less than twenty-seven (27) units, in Phase II, consisting of two (2) bedroom units and three (3) bedroom units. Sponsor may vary the mix of units.

Sponsor may construct up to twenty-seven (27) units, but not less than nineteen (19) units in Phase III, consisting of two (2) bedroom units and three (3) bedroom units. Sponsor may vary the mix of the units."

4. Any provision in said Master Deed and By-Laws in conflict with the provisions of the within Amendment are hereby deleted.

5. The Master Deed provides that Summer Woods Association of Residence Owners, Inc., a South Carolina corporation, shall be the governing body for all co-owners and that it will have a Board of Directors.

The By-Laws (Exhibit "D") state that the co-owners will constitute the Council of Co-owners (Council) who will have the responsibility of administering the Property, etc., and that the affairs of the Council shall be governed by a Board of Administration (Board) comprised of seven (7) people.

The Master Deed and By-Laws are hereby amended to provide that the "Council of Co-Owners" shall mean Summer Woods Association of Residence Owners, Inc. and "Board of Administration" shall mean Board of Directors.

6. Article XVI., F. is hereby amended by deleting therefrom the word "wallcoverings".

7. Exhibit "E" of the Master Deed shows the basic values of the units in Phase I as totaling \$1,468,000.00, and the percentage interest of the undivided interest in the common elements appurtenant to each unit. Said basic values for Phase I total \$1,276,000.00 as is shown in Exhibit "A" of this Amendment and the Master Deed is amended accordingly.

IN WITNESS WHEREOF, the undersigned, as owner(s) of all property comprising Summer Woods Horizontal Property Regime (attached are Signature Sheets of all owners), have caused these presents to be executed this 28th day of July, 1982.

IN THE PRESENCE OF:

AMERICAN SERVICE CORPORATION

Nancy B. Batton
Deborah A. Martin

BY: Donald J. Hill (SEAL)

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

P R O B A T E

PERSONALLY appeared the undersigned witness and made oath that (s)he saw the within named AMERICAN SERVICE CORPORATION, by its duly authorized officer, sign, seal and as its act and deed, deliver the within written AMENDMENT TO MASTER DEED FOR SUMMER WOODS HORIZONTAL PROPERTY REGIME, and that (s)he, with the other witness subscribed above, witnessed the execution thereof.

SWORN TO before me this 28th
day of July, 1982.

Nancy B. Batton

Deborah A. Martin (L.S.)
Notary Public for South Carolina

My Commission Expires: 9/17/86

1172-15

4328 RVZ

CHART SHOWING PERCENTAGE INTEREST IN THE COMMON ELEMENTS
FOR ORIGINAL 26 UNITS AND THE BASIC VALUES OF
ALL UNITS IN EACH STAGE OF DEVELOPMENT AND THE METHOD OF
CALCULATING PERCENTAGE INTEREST OF EACH UNIT

| UNIT NO. | NO. OF BEDROOMS | BASIC VALUE | PERCENTAGE INTEREST |
|---------------|-----------------|----------------|---------------------|
| 101 | 2 | \$48,000.00 | .0376 |
| 103 | 2 | \$48,000.00 | .0376 |
| 105 | 2 | \$48,000.00 | .0376 |
| 107 | 2 | \$48,000.00 | .0376 |
| 109 | 3 | \$55,000.00 | .0431 |
| 111 | 2 | \$48,000.00 | .0376 |
| 113 | 2 | \$48,000.00 | .0376 |
| 202 | 2 | \$48,000.00 | .0376 |
| 204 | 2 | \$48,000.00 | .0376 |
| 206 | 2 | \$48,000.00 | .0376 |
| 1901 | 3 | \$55,000.00 | .0431 |
| 1903 | 2 | \$48,000.00 | .0376 |
| 1905 | 2 | \$48,000.00 | .0376 |
| 1907 | 2 | \$48,000.00 | .0376 |
| 1909 | 3 | \$55,000.00 | .0431 |
| 1911 | 2 | \$48,000.00 | .0376 |
| 1913 | 2 | \$48,000.00 | .0376 |
| 1915 | 2 | \$48,000.00 | .0376 |
| 2002 | 3 | \$55,000.00 | .0431 |
| 2004 | 2 | \$48,000.00 | .0376 |
| 2006 | 2 | \$48,000.00 | .0376 |
| 2008 | 2 | \$48,000.00 | .0376 |
| 2010 | 2 | \$48,000.00 | .0376 |
| 2012 | 2 | \$48,000.00 | .0376 |
| 2014 | 2 | \$48,000.00 | .0376 |
| 2016 | 2 | \$48,000.00 | .0376 |
| PHASE I TOTAL | | \$1,276,000.00 | .999 |

The Basic Value of all two (2) bedroom units is \$48,000.00.
The Basic Value of all three (3) bedroom units is \$55,000.00.

The "Basic Value" is used to establish the percentage of the co-owners in the common elements, and the expenses of, and rights in, the elements held in common, in compliance with the Horizontal Property Act of South Carolina.

The Basic Value is fixed solely for the purpose of said Act and the actual value may differ from the Basic Value.

The Basic Value of all two (2) and three (3) bedrooms will not change.

Sponsor has reserved the right to annex additional property and to build in phases. The Sponsor proposes to construct no more than eighty-eight (88) units on the entire property as annexed.

The initial stage of construction consists of twenty-six (26) units. The percentage of interest of each unit is shown above.

Sponsor proposes to construct units in no more than three (3) phases.

Sponsor will elect whether or not to proceed with each phase of development before June 1, 1988.

The percentage of ownership in the common elements for each unit in the phases of development shall be calculated by dividing the basic value of said unit by the total of the basic values of all units at each phase of development.

Example: Original Units - Unit Type - (2) bedroom has a basic value of \$48,000.00. The total of the basic values of all units of the original (26) units is \$1,276,000.00.

Percentage Interest for Type (2) bedroom is:

$$\frac{\$48,000.00}{\$1,276,000.00} = .0376$$

Percentage Interest for Type (3) bedroom is:

$$\frac{\$55,000.00}{\$1,276,000.00} = .0431$$

Sponsor reserves the right to construct any mix of two (2) bedroom and three (3) bedroom units in each phase as Sponsor deems appropriate so long as the two (2) bedroom and three (3) bedroom units are substantially identical to the other two (2) and three (3) bedroom units in the original phase, except the size of any future unit may be increased or decreased in size by no more than fifteen percent (15%) of the size of a similar original unit as to two (2) and three (3) bedroom units.

All units in future stages shall have a comparable architectural style, quality of construction and quality of building materials equal or better than those in the original units.

Example of change in percentage interests:

If Sponsor elects to construct seventeen (3) bedroom units and twelve (2) bedroom units in Phase II, the percentages of interests of the units will change as follows:

| | |
|---|--------------|
| Basic values of original twenty-two (2) bedroom units | \$220,000.00 |
|---|--------------|

Plus:

| | |
|---|----------------|
| Basic values of original four (3) bedroom units | \$1,056,000.00 |
|---|----------------|

Plus:

| | |
|---|--------------|
| Basic values of Phase II twelve (2) bedroom units | \$576,000.00 |
|---|--------------|

Plus:

| | |
|--|----------------|
| Basic values of Phase II seventeen (3) bedroom units | \$935,000.00 |
| | \$2,787,000.00 |

Percentage Interest for Type (2) bedroom units would be:

$$\frac{\$48,000.00}{\$2,787,000.00} = .017222$$

Percentage Interest for Type (3) bedroom units would be:

$$\frac{\$55,000.00}{\$2,787,000.00} = .019734$$

SIGNATURE SHEET
OF OWNER(S) OF UNIT(S) IN
SUMMER WOODS HORIZONTAL PROPERTY REGIME

IN WITNESS WHEREOF, the undersigned owner(s) of Unit(s) 1905
in Summer Woods Horizontal Property Regime has executed the within Amendment
under seal as of the 28th day of July, 1982.

IN THE PRESENCE OF:

Betty C. Pinnis

Robert B. Whorton IV (SEAL)

S. Gray Walsh

(SEAL)

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

P R O B A T E

PERSONALLY appeared the undersigned witness and made oath that
(s)he saw the within named Robert B. Whorton, IV
sign, seal and as his/her/their act and deed, deliver the within written
AMENDMENT TO MASTER DEED FOR SUMMER WOODS HORIZONTAL PROPERTY REGIME, and
that (s)he, with the other witness subscribed above, witnessed the
execution thereof.

SWORN TO before me this 28th
day of July, 1982.

Betty C. Pinnis

S. Gray Walsh (L.S.)
Notary Public for South Carolina

My Commission Expires: 6-15-89

SIGNATURE SHEET
OF OWNER(S) OF UNIT(S) IN
SUMMER WOODS HORIZONTAL PROPERTY REGIME

IN WITNESS WHEREOF, the undersigned owner(s) of Unit(s) 2012
in Summer Woods Horizontal Property Regime has executed the within Amendment
under seal as of the 29 day of July, 1982.

IN THE PRESENCE OF:

| | |
|-----------------------------------|---------------------------------|
| <u>C. M. Cornish</u> (Witness) | <u>Suzanne M. Boylan</u> (SEAL) |
| <u>C. M. Cornish</u> (Witness) | <u>Glenn G. Boylan</u> (SEAL) |

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)
P R O B A T E

PERSONALLY appeared the undersigned witness and made oath that
(s)he saw the within named Glenn G. & Suzanne M. Boylan
sign, seal and as his/her/their act and deed, deliver the within written
AMENDMENT TO MASTER DEED FOR SUMMER WOODS HORIZONTAL PROPERTY REGIME, and
that (s)he, with the other witness subscribed above, witnessed the
execution thereof.

SWORN TO before me this 29
day of July, 1982. C. M. Cornish

Nelda H. Frady (L.S.)
Notary Public for South Carolina
My Commission Expires: 9-8-86

0069

1928 RV 21

SIGNATURE SHEET

OF OWNER(S) OF UNIT(S) IN

SUMMER WOODS HORIZONTAL PROPERTY REGIME

IN WITNESS WHEREOF, the undersigned owner(s) of Unit(s) 1909

in Summer Woods Horizontal Property Regime has executed the within Amendment
under seal as of the 29 day of July, 1982.

IN THE PRESENCE

C. Michael Cornish
Janet A. Pratt

Michael D. Pratt (SEAL)

C. Michael Cornish
W. W. W. W.

Janet A. Pratt (SEAL)

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

P R O B A T E

PERSONALLY appeared the undersigned witness and made oath that
(s)he saw the within named Michael D. & Janet A. Pratt
sign, seal and as his/her/their act and deed, deliver the within written
AMENDMENT TO MASTER DEED FOR SUMMER WOODS HORIZONTAL PROPERTY REGIME, and
that (s)he, with the other witness subscribed above, witnessed the
execution thereof.

SWORN TO before me this 29
day of July, 1982.

C. Michael Cornish

Nelda H. Frady (L.S.)
Notary Public for South Carolina

My Commission Expires: 9-8-86

1172.1 71

SIGNATURE SHEET

OF OWNER(S) OF UNIT(S) IN

SUMMER WOODS HORIZONTAL PROPERTY REGIME

IN WITNESS WHEREOF, the undersigned owner(s) of Unit(s) 2002

in Summer Woods Horizontal Property Regime has executed the within Amendment
under seal as of the 29 day of July, 1982.

IN THE PRESENCE OF:

C. Michael Cornish

Patricia R. Edge (SEAL)

Patricia R. Edge

Patricia R. Edge (SEAL)

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

P R O B A T E

PERSONALLY appeared the undersigned witness and made oath that
(s)he saw the within named Patricia R. Edge
sign, seal and as his/her/their act and deed, deliver the within written
AMENDMENT TO MASTER DEED FOR SUMMER WOODS HORIZONTAL PROPERTY REGIME, and
that (s)he, with the other witness subscribed above, witnessed the
execution thereof.

SWORN TO before me this 29
day of July, 1982.

C. Michael Cornish

Helda H. Brady (L.S.)
Notary Public for South Carolina

My Commission Expires: 9-8-84

4328 RV 21

SIGNATURE SHEET

OF OWNER(S) OF UNIT(S) IN
SUMMER WOODS HORIZONTAL PROPERTY REGIME

IN WITNESS WHEREOF, the undersigned owner(s) of Unit(s) 109
in Summer Woods Horizontal Property Regime has executed the within Amendment
under seal as of the 30TH day of July, 1982.

IN THE PRESENCE OF:

C. Michael Cornish
CHalmer J.
C. Michael Cornish
CHalmer J.

Jeffrey E. Knetzer (SEAL)
Diane M. Knetzer (SEAL)

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

P R O B A T E

PERSONALLY appeared the undersigned witness and made oath that
(s)he saw the within named Jeffrey E. & Diane M. Knetzer
sign, seal and as his/her/their act and deed, deliver the within written
AMENDMENT TO MASTER DEED FOR SUMMER WOODS HORIZONTAL PROPERTY REGIME, and
that (s)he, with the other witness subscribed above, witnessed the
execution thereof.

SWORN TO before me this 30
July
day of July, 1982.

C. Michael Cornish

Helda J. Frady (L.S.)
Notary Public for South Carolina

My Commission Expires: 9-8-86

Vol 1172-73

SIGNATURE SHEET

OF OWNER(S) OF UNIT(S) IN
SUMMER WOODS HORIZONTAL PROPERTY REGIME

IN WITNESS WHEREOF, the undersigned owner(s) of Unit(s) III

in Summer Woods Horizontal Property Regime has executed the within Amendment
under seal as of the 31ST day of July, 1982.

IN THE PRESENCE OF:

C. Michael Cornish

Robert Edgar Stark (SEAL)

(M. W. ...)

_____(SEAL)

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

P R O B A T E

PERSONALLY appeared the undersigned witness and made oath that
(s)he saw the within named Robert Edgar Stark
sign, seal and as his/her/their act and deed, deliver the within written
AMENDMENT TO MASTER DEED FOR SUMMER WOODS HORIZONTAL PROPERTY REGIME, and
that (s)he, with the other witness subscribed above, witnessed the
execution thereof.

SWORN TO before me this 31
day of July, 1982.

C. Michael Cornish

Helda M. Frady (L.S.)
Notary Public for South Carolina

My Commission Expires: 9-8-86

0073

4328 RV-23

SIGNATURE SHEET
OF OWNER(S) OF UNIT(S) IN
SUMMER WOODS HORIZONTAL PROPERTY REGIME

IN WITNESS WHEREOF, the undersigned owner(s) of Unit(s) 113
in Summer Woods Horizontal Property Regime has executed the within Amendment
under seal as of the 2nd day of July, 1982.
AUGUST CMC
KWT

IN THE PRESENCE OF:

| | |
|--|---------------------------------|
| <u>C. Michael Cornish</u> <u>(MADEIRER)</u> | <u>Kim W. Terry</u> (SEAL) |
| <u>C. Michael Cornish</u> <u>(MADEIRER)</u> | <u>Margaret E. Terry</u> (SEAL) |
| <u>C. Michael Cornish</u> <u>(MADEIRER)</u> | <u>Percy Terry, Jr.</u> |

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

PROBATE

PERSONALLY appeared the undersigned witness and made oath that
(s)he saw the within named Kim W., Margaret E. & Percy Terry, Jr.
sign, seal and as his/her/their act and deed, deliver the within written
AMENDMENT TO MASTER DEED FOR SUMMER WOODS HORIZONTAL PROPERTY REGIME, and
that (s)he, with the other witness subscribed above, witnessed the
execution thereof.

SWORN TO before me this 2
Aug
day of July, 1982.

C. Michael Cornish

Hilda M. Trachy (L.S.)
Notary Public for South Carolina
My Commission Expires: 9886

4328 RV-2

SIGNATURE SHEET
OF OWNER(S) OF UNIT(S) IN
SUMMER WOODS HORIZONTAL PROPERTY REGIME

IN WITNESS WHEREOF, the undersigned owner(s) of Unit(s) 1901
in Summer Woods Horizontal Property Regime has executed the within Amendment
under seal as of the 9TH day of July, 1982.
AUG. CMC
WFE

IN THE PRESENCE OF:

Guy Z. Jordan
C. Michael Cornish James L. Ellery (SEAL)
Guy Z. Jordan
C. Michael Cornish Edith Ellery (SEAL)

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

P R O B A T E

PERSONALLY appeared the undersigned witness and made oath that
(s)he saw the within named James L. & Edith Ellery
sign, seal and as his/her/their act and deed, deliver the within written
AMENDMENT TO MASTER DEED FOR SUMMER WOODS HORIZONTAL PROPERTY REGIME, and
that (s)he, with the other witness subscribed above, witnessed the
execution thereof.

SWORN TO before me this 9
day of July, 1982.
Aug

C. Michael Cornish

Nelda A. Brady (L.S.)
Notary Public for South Carolina

My Commission Expires: 7-8-86

RECORDED AUG 12 1982 at 2:48 P.M.

36 14

4328 RV.2