

FOURTH AMENDMENT

TO DECLARATION OF COVENANTS, CONDITIONS,
RESTRICTIONS AND RESERVATION OF EASEMENTS
FOR WOODCREEK ASSOCIATION, INC.

VOL: 044 PAGES: 533 – 539

DECEMBER 31st, 1983

CLERMONT COUNTY, OHIO

RECORDER'S DEED RECORDS

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Woodcreek Homeowners' Association, Inc.
P.O. Box 771
Milford, OH 45150

FOURTH AMENDMENT TO DECLARATION OF COVENANTS,
CONDITIONS, RESTRICTIONS AND RESERVATION OF EASEMENTS
FOR
WOODCREEK ASSOCIATION, INC.

This Fourth Amendment to the Declaration of Covenants, Conditions, Restrictions and Reservation of Easements for Woodcreek Association, Inc. is made this 31st day of December, 1983, by Towne Properties, Ltd., an Ohio limited partnership (hereinafter the "Developer"), and the undersigned Owners.

W I T N E S S E T H:

WHEREAS, the Developer (or its predecessor in title and interest) has heretofore as original owner of certain lands in Clermont County, Ohio subjected said lands to the Declaration of Covenants, Conditions, Restrictions and Reservation of Easements of Woodcreek Association, Inc. (the "Declaration"), which Declaration has been heretofore recorded in Deed Book 610, at Page 229, Clermont County, Ohio Recorder's Records, and certain additional lands have been subjected, annexed and submitted to the Declaration by Supplemental Declaration, and

WHEREAS, Section 13.2 of the Declaration provides in part that the Declaration may be amended by a recorded instrument executed by at least two-thirds of the Owners of all Parcels; provided, however, that any such amendment shall become effective only with the written consent of the Developer, if during the Development Period, and

WHEREAS, at the time of the execution and recording of this Amendment, the Development Period is still in effect, and

WHEREAS, the First Amendment to the Declaration has been recorded in Book 37, at Page 56, of the Clermont County, Ohio Recorder's Deed Records, and

WHEREAS, the Second Amendment to the Declaration has been recorded in Book 652, Page 401, of the Clermont County, Ohio Recorder's Deed Records, and

WHEREAS, the Third Amendment to the Declaration has been recorded in Book 669, Page 896, of the Clermont County, Ohio Recorder's Deed Records, and

WHEREAS, the Developer and the undersigned Owners, all of which together constitute at least two-thirds of all Owners of all Parcels, desire to further amend the Declaration.

NOW, THEREFORE, in consideration of the premises contained herein, this Fourth Amendment to the Declaration is hereby made.

1. Section 3.1 is hereby amended by deleting the second sentence thereof, and inserting in lieu thereof, the following sentence:

The Assessment shall commence as to a Parcel on the first day of the first month after any Dwelling Unit located upon a Parcel is first occupied by an Owner, Resident, or Tenant.

2. Unless amended by this Fourth Amendment, all of the terms and provisions of the Declaration of Covenants, Conditions, Restrictions and Reservation of Easements for Woodcreek Association, Inc., as previously amended by the First, Second, and Third Amendments thereto, shall remain in full force and effect.

IN WITNESS WHEREOF, the Developer and the undersigned Owners, all of which together constitute at least two-thirds of all Owners of all Parcels, have caused this Fourth Amendment to be executed on the day and year first above written.

Signed and acknowledged
in the presence of:

TOWNE PROPERTIES, LTD., an Ohio
limited partnership,

Roverly A. Ramsey
Paul E. Ziegler

By: [Signature]
HARVIN ROSENBERG, General Partner



OWNERS: Towne Properties, Ltd. 5294 Wood Ridge
45150

1. Margaret Ann Greenlee Martha J. Greenlee
2. Robert M. Cunningham
3. William R. Kelly 5990 Woodcreek
4. Albert J. Zampa 5962 Shallow Creek Dr.
5. Thomas Ann Cunningham 5942
6. Mike Haas 952 Woodcreek
7. William Patta 957 Woodcreek
8. John J. Miralva 5942 Shallow Creek Ct.

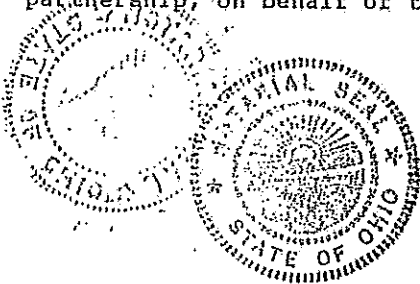
- Margaret Ann Greenlee 9. Annabelle S. Bo 5997 Woodbridge
Martha J. Olin
Margaret Ann Greenlee 10. Phil Meyer 961 Woodcreek Dr.
Martha J. Olin
Margaret Ann Greenlee 11. Ernest R. Myers 940 Creek Knoll Dr.
Martha J. Olin
Margaret Ann Greenlee 12. Keith M. Lewis 980 Woodcreek Dr.
Martha J. Olin 5960 Woodcreek Dr.
Margaret Ann Greenlee 13. The S. Stutz
Martha J. Olin
Margaret Ann Greenlee 14. Dolores Whitson 5982 Woodcreek Dr.
Martha J. Olin
Margaret Ann Greenlee 15. John R. Calhoun 5989 Woodbridge
Martha J. Olin
Margaret Ann Greenlee 16. Chuck Hess 5965 Crest
Martha J. Olin
Margaret Ann Greenlee 17. Donni A. Sebuck 5978 Woodbridge
Martha J. Olin
Margaret Ann Greenlee 18. Joan B. Wornie 5950 Hollow
Martha J. Olin
Margaret Ann Greenlee 19. Charles R. Orent 982 Woodcreek
Martha J. Olin
Margaret Ann Greenlee 20. Andrew T. King 9836 Woodcreek
Martha J. Olin 5544
Margaret Ann Greenlee 21. Marie Ann Beneshon 5991 Woodbridge
Martha J. Olin
Margaret Ann Greenlee 22. Judith H. Hosea Drive
Martha J. Olin
Margaret Ann Greenlee 23. Margaret Crane 5958 Woodbridge
Martha J. Olin

- Margaret Ann Greenlee 24. Jan M. Giggia 973 Wood Creek Dr.
 Martha J. Olin
 Margaret Ann Greenlee 25. Ronald J. Matunas 5997 Woodview Dr.
 Martha J. Olin
 Margaret Ann Greenlee 26. Angelia M. Williams 5932 Luckview Dr.
 Martha J. Olin 5935 Creekview Dr.
 Margaret Ann Greenlee 27. Eileen J. Weeks
 Martha J. Olin 5992 Woodcreek Dr.
 Margaret Ann Greenlee 28. Bruce Kallman
 Martha J. Olin 5952 Shallow Creek
 Margaret Ann Greenlee 29. James K. Smith
 Martha J. Olin
 Margaret Ann Greenlee 30. James E. Berner 5987 Woodbridge
 Martha J. Olin 475 Wood Creek
 Margaret Ann Greenlee 31. Karen Baker
 Martha J. Olin 5971 Oak Rd.
 Margaret Ann Greenlee 32. Kenneth W. Brown
 Martha J. Olin 5995 Woodview
 Margaret Ann Greenlee 33. Arto Koskela
 Martha J. Olin 5998 Woodbridge
 Margaret Ann Greenlee 34. Donald E. Stuckmiller
 Martha J. Olin
 Margaret Ann Greenlee 35. J. M. Jones 5945 Sunset Green
 Martha J. Olin
 Margaret Ann Greenlee 36. Anthony H. Rod 970 Woodland Dr.
 Martha J. Olin
 Margaret Ann Greenlee 37. J. B. Barbeau 988 Woodcreek Dr.
 Martha J. Olin
 Margaret Ann Greenlee 38. Jan R. J. 5954 Shallow Creek
 Martha J. Olin
 Margaret Ann Greenlee 39. William J. J. 5937 Luckview
 Martha J. Olin

- Margaret Ann Greenlee 55. William H. Greenlee
968 Woodcreek Dr.
- Margaret Ann Greenlee 56. Carlton K. Yates
948 Woodcreek Dr.
5957 Shallow Creek Dr.
- Margaret Ann Greenlee 57. Bruce Trojell
- Margaret Ann Greenlee 58. Karen C. Urban
963 Creek Knoll Dr.
- Margaret Ann Greenlee 59. Virginia Rank
944 Woodcreek Dr.
- Margaret Ann Greenlee 60. Linda K. Kowarske
977 Woodcreek Dr.
- Margaret Ann Greenlee 61. Seth A. Czaroff
981 Woodcreek Dr.
- Margaret Ann Greenlee 62. Lewis J. Traylor
991 Woodcreek Dr.
Milford, Ohio
- Margaret Ann Greenlee 63. Mrs. P. K. Kowarske
5581 Woodcreek Dr.
- Margaret Ann Greenlee 64. Lurana A. Tothys
6947 Shallow Creek Dr.
- Margaret Ann Greenlee 65. Max Barton
5951 Woodcreek Dr.

STATE OF OHIO)
COUNTY OF Hamilton) SS:

The foregoing instrument was acknowledged before me this 31st day of December, 1983, by Marvin Rosenberg, a General Partner of Towne Properties, Ltd., an Ohio limited partnership, on behalf of the partnership.



Elaine Meale
NOTARY PUBLIC

ELAINE MEALE
Notary Public, State of Ohio
My Commission Expires Nov. 7, 1987

STATE OF OHIO)
COUNTY OF Clermont) SS:

The foregoing instrument was acknowledged before me this 31st day of Dec, 1983, by all of the foregoing individuals, save and except for Marvin Rosenberg (for Towne Properties, Ltd.).



Margaret Ann Greenlee
NOTARY PUBLIC

MARGARET ANN GREENLEE
Notary Public, State of Ohio
My Commission Expires Nov. 9, 1985

THIS INSTRUMENT PREPARED BY:

Kathleen Hanson Zavatsky, Esq.
SMITH & SCHNACKE
A Legal Professional Association
2900 DuBois Tower
511 Walnut Street
Cincinnati, Ohio 45202

Name of Partnership

Towne Properties Ltd

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KENNETH A. KAHLE, SR., Recorder

DATE 1/9/84 DEP. lji

RECEIVED FOR RECORD
KENNETH A. KAHLE SR.
RECORDER

84 JAN 9 P 1:48

CLERMONT COUNTY
BATAVIA, OHIO
VOL 44 PAGE 539

mic.
RECORDED JAN 9 1984 FEE \$ 20.00
KENNETH A. KAHLE, SR.-RECORDER-CLERMONT CO., OHIO