

102  
'98 OCT 27 PM 4 34RECORDED & VERIFIED  
TERRY SUE OOTS  
REGISTER OF DEEDS  
NEW HANOVER CO. NCAMENDMENT TO DECLARATION  
OF COVENANTS AND RESTRICTIONS  
SECTIONS 1,2,3,4 AND 5, CROSSWINDSWITNESSETH

000213

Whereas the Declarant has heretofore executed and caused to be recorded a certain Declaration of Covenants, Conditions and Restrictions, Section 1 Crosswinds dated July 31, 1987 and recorded 31 Aug 1987 in Book 1388 at page 1271 of the New Hanover County Registry (hereinafter referred to as "Declarations" and amended for Section 2 Crosswinds dated 28 July 1992 and recorded 4 Aug 1992 in Book 1613 at page 1825 of the New Hanover County Registry, and amended for Section 3 Crosswinds dated 28 May 1993 and recorded 2 June 1993 in Book 1671 at page 0848 of the New Hanover County Registry, and amended for Section 4 Crosswinds dated 8 Aug 1994 and recorded 17 Aug 1994 in Book 1802 at page 0626 of the New Hanover County Registry and amended for Section 5 Crosswinds dated 15 Mar 1996 and recorded 19 March 1996 in Book 2002 at page 0917 of the New Hanover County Registry

Whereas the ASSOCIATION desires to amend said Declaration and Amendments as hereinafter provided which amendments have been presented to the Homeowners Association at a meeting duly called for such purpose in Wilmington, NC on the 17 day of Oct 1998 and

Whereas, at said meeting of the Homeowners Association more than sixty (60) per-cent of the lot owners in said subdivision were present in person or represented by proxy, and said amendment was approved by vote of more than sixty (60) per-cent of the lot owners as required under Section 4 Article X of the Declaration

**NOW, THEREFORE,** in consideration of the premises, the Homeowners Association does hereby amend the Declarations as follows:

1. ARTICLE VI SECTION 8 IS HEREBY AMENDED TO READ AS FOLLOWS:

**Section 8: Notice And Quorum For Any Action Authorized Under SECTIONS 3 AND 4.** Written notice of any meeting called for the purpose of taking any action under Section 3 and 4 shall be sent to all members not less than thirty (30) days nor more than sixty (60) days in advance of the meeting. At the first such meeting called, the presence of members or of proxies entitled to cast twenty percent (20%) of all votes of each class of membership shall constitute a quorum. The required quorum at the subsequent meeting shall be three-quarters (3/4) of the required quorum at the preceding meeting. No such meeting shall be held more than sixty (60) days following the preceding meeting.

Returned To

Lea, Clyburn & Rhine  
772-9960

BOOK PAGE  
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AMENDMENT TO DECLARATION  
OF COVENANTS AND RESTRICTIONS  
SECTIONS 1,2,3,4 AND 5, CROSSWINDS

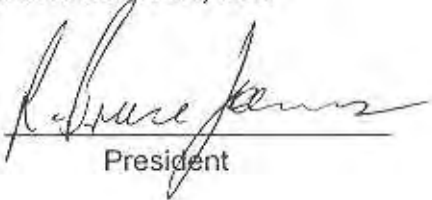
2. ARTICLE X SECTION 4 IS HEREBY AMENDED TO READ AS FOLLOWS

"Except as provided elsewhere the covenants and restrictions of this Declaration may be amended only by an instrument duly recorded in the Office of the Registrar of Deeds of New Hanover County executed by the duly authorized officers of the Association upon the vote of not less than twenty (20%) of the Lot Owners ; provided that no amendment shall alter any obligation to pay ad valorem taxes or assessments for public improvements, as herein provided, or affect any lien for the payment thereof established herein. In no event may the Declaration be amended so as to deprive the Declarant of any rights herein granted or reserved unto the Declarant. The foregoing amendments shall be binding on all parties now or hereafter claiming title to any lot or lots in Crosswinds Sections 1, 2, 3, 4 and 5, and any other lands hereafter made subject to the Declaration.

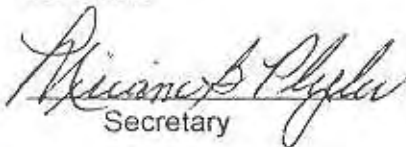
Except as herein amended, the Declaration shall be and remain in full force and effect.

IN WITNESS WHEREOF, CROSSWINDS HOA, INC. has caused this amendment to be executed in its corporate name and its corporate seal affixed by its duly authorized officers, all as of the day and year first above written.

CROSSWINDS HOA, INC.

By:   
President

ATTEST:

  
Secretary



STATE OF NORTH CAROLINA  
COUNTY OF NEW HANOVER

I, BOGDANKA COOK, a Notary Public in the  
aforesaid County and State do hereby certify that MIRIAM B. PLYLER  
personally appeared before me this date and acknowledged that he/she is Secretary of  
**CROSSWINDS HOA, INC.**, A North Carolina non-profit corporation, and that by authority duly  
given and as the act of said corporation, the foregoing instrument was signed in its name by its  
President, sealed with its corporate seal, and witnessed by him / her as its Secretary.

WITNESS my hand and notarial seal this 23rd day of Oct., 1998.

Bogdanka Cook  
Notary Public

My Commission Expires:

May 2, 2001



STATE OF NORTH CAROLINA  
COUNTY OF NEW HANOVER

The  
Notary Public is ce

STATE OF NORTH CAROLINA  
New Hanover County  
The Foregoing/ Annexed Certificate(s) of

\_\_\_\_\_ day of \_\_\_\_\_, 1998.

Bogdanka Cook

Notary (Notaries) Public is/ are certified  
to be correct.

This the 27 day of Oct 1998

Mary Sue Oots, Register of Deeds

by Mawis Ann Steves  
Deputy/Assistant