

STATE OF SOUTH CAROLINA )  
COUNTY OF HORRY )

**FIRST AMENDMENT TO THE SUPPLEMENTAL  
DECLARATIONS OF COVENANTS, CONDITIONS AND  
RESTRICTIONS FOR  
COQUINA POINTE AT BAREFOOT RESORT**

WHEREAS the Declaration of Covenants, Conditions and Restrictions for Barefoot Resort Residential Properties ("Declaration") is recorded in Deed Book 2251 at page 384 in the office of the Registrar of Deeds & Conveyances for Horry County, State of South Carolina; and

WHEREAS pursuant to *Section 9.3* of the Declaration, the Supplemental Declaration of Covenants, Conditions and Restrictions for Coquina Pointe at Barefoot Resort ("CCR") is recorded in Deed Book 2332 at page 79 in the office of the Registrar of Deeds & Conveyances for Horry County, State of South Carolina; and

WHEREAS there are ninety-six (96) owners of homes within Coquina Pointe at Barefoot Resort; and

WHEREAS the owners of homes within Coquina Pointe at Barefoot Resort have asked to amend their CCR as herein after described and to ensure the owners of homes within Coquina Pointe at Barefoot Resort support the proposed Amendment was presented to the owners; and

WHEREAS the owners of homes within Coquina Pointe at Barefoot Resort held a vote on the proposed Amendment and seventy-six (76) owners, comprising seventy-nine (79%) percent voted to approve the Amendment; eight (8) owners, composing eight (8%) percent of the membership voted against the Amendment; and twelve (12) owners, composing thirteen (13%) percent of the membership abstained from voting on the Amendment; and

WHEREAS the owners of homes within Coquina Pointe at Barefoot Resort have received the approval required by *Section 19.2* of the Declaration to ratify their vote and desired change to the CCR as set out below:

**AMENDMENT TO THE DECLARATIONS OF COVENANTS, CONDITIONS  
AND  
RESTRICTIONS FOR  
COQUINA POINTE AT BAREFOOT RESORT**

*Sub-Section 2.20(a) of the CCR  
Association Fence and Landscape Maintenance*

**IS HEREBY AMENDED, REPLACED AND/OR DELETED  
AND REPLACED WITH THE FOLLOWING:**

*Section 2.20(a) Association Fence and Landscape Maintenance:*

The Association will be responsible for insuring, maintaining, painting and replacing and establishing and maintaining reasonable reserves therefore for the fencing along the front and side property lines of all Coquina Pointe lots adjacent to paved rights-of-way installed by Centex within the easement area pursuant to the authorities therein granted under Section 3.7(a), and shall also be responsible for maintenance (e.g., mowing, trimming, weeding, fertilizing, mulch replacement, etc.) only of the lawns located between the fencing and the paving adjacent to the rights-of-way, whether or not such area is a part of the Owner's lot. However, it shall be the individual Owner's responsibility to replace dead or damaged grass, trees, and shrubs. The Association's said duties shall be undertaken within and pursuant to the authorities granted to it therein pursuant to Section 3.7(b) below, and the cost and expense of the Association said maintenance shall constitute Service Area Expenses and shall be assessed solely against Coquina Pointe lots by the Master Association as a Service Area Assessments pursuant to the Master Declaration. An Owner shall not add, delete, change, alter or supplement any of the landscaping between the fencing of the Owner's lot and the adjacent, paved right-of-way bordering the Owner's lot without Architectural Review Committee approval.

**The CCR are re-affirmed and shall remain unchanged in all other respects.**

This Amendment is hereby adopted in all respects as to the provision as stated above. This Amendment shall and does constitute an Amendment to the Declaration, the Supplemental Declaration of Covenants, Conditions and Restrictions for Coquina Pointe at Barefoot Resort and made part and parcel thereof.

This Amendment shall be binding upon, and inure to the benefit of, all parties having any right, title, or interest in the properties which constitute Coquina Pointe at Barefoot Resort, their respective heirs, successors, and assigns.


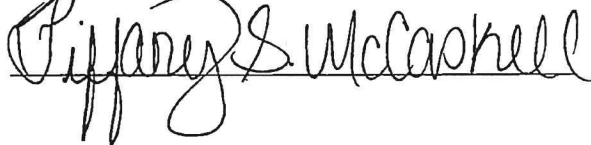
IN WITNESS WHEREOF, pursuant to the Declaration of Covenants, Conditions and Restrictions for Barefoot Resort Residential Properties, the President and Secretary of the Barefoot Resort Residential Owners' Association, Inc. have executed this Amendment to the Covenants, Conditions and Restrictions of Coquina Pointe at Barefoot Resort this the 31 day of July 2022.

**Barefoot Resort Residential Owners' Association**

By:   
President

By:   
Secretary

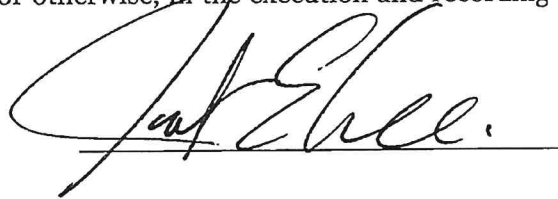
Witnesses:

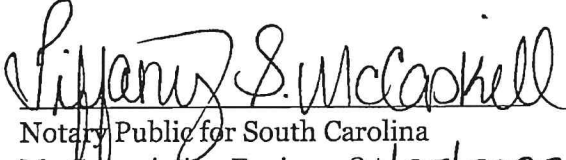
STATE OF SOUTH CAROLINA        )  
COUNTY OF HORRY                )

**PROBATE**

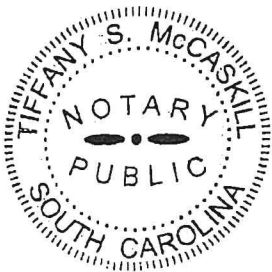
Personally, appeared before me the undersigned witness who, being duly sworn, deposes and says that he/she saw the President and Secretary of the Barefoot Resort Residential Owners' Association sign, seal and deliver this Amendment to Master Deed pursuant to the Declaration of Covenants, Conditions and Restrictions for Barefoot Resort Residential Properties and that he/she with the other witness named as subscribed above witnessed the execution thereof. Further, none of the subscribing witnesses or the notary public have an interest, financial or otherwise, in the execution and recording of this Amendment.



SWORN to before me this  
the 31 day of July 2022.



Notary Public for South Carolina  
My Commission Expires: 01/25/2032



**HORRY COUNTY REGISTER OF DEEDS  
TRANSMITTAL SHEET**

**TO BE FILED WITH EACH INSTRUMENT PRESENTED ELECTRONICALLY FOR RECORDING.  
HORRY COUNTY REGISTER OF DEEDS, 1301 SECOND AVENUE POST OFFICE BOX 470 , CONWAY ,  
SOUTH CAROLINA 29526**

DOCUMENT TYPE OF INSTRUMENT BEING FILED: Amendment Deed Book

DATE OF INSTRUMENT: .

DOCUMENT SHALL BE RETURNED TO:

NAME: Robert E. Lee LLC

ADDRESS:

111 Witcover St

Marion, SC 29571-2929

TELEPHONE: (843) 423-1313

FAX: (843) 423-1313

E-MAIL ADDRESS: rel@rellawfirm.com

Related Document(s): book 2332 , page 79

**PURCHASE PRICE / MORTGAGE AMOUNT: \$,**

**BRIEF PROPERTY DESCRIPTION: 4876 Barefoot Resort Bridge Road, Suite C, North Myrtle Beach, SC 29582**

**TAX MAP NUMBER (TMS #) / PIN NUMBER: .**

**GRANTOR / MORTGAGOR / OBLIGOR / MARKER (FROM WHO):**

	<u>LAST NAME</u>	<u>FIRST NAME</u>	<u>MIDDLE NAME</u>
1.	<u>RESORT</u>	<u>COQUINA POINTE AT</u>	<u>BAREFOOT</u>

**GRANTEE / MORTGAGEE / OBLIGEE (TO WHO):**

	<u>LAST NAME</u>	<u>FIRST NAME</u>	<u>MIDDLE NAME</u>
1.	<u>RESORT</u>	<u>COQUINA POINTE AT</u>	<u>BAREFOOT</u>