

amended to include Phase 2 of the Property, which consists of: (a) twenty-two (22) condominium Apartments, which are numbered: 19-101, 19-102, 19-103, 19-104, 19-105, 19-106, 19-201, 19-202, 19-203, 19-204, 19-205, 19-206, 19-207, 19-208, 19-301, 19-302, 19-303, 19-304, 19-305, 19-306, 19-307, and 19-308; and (b) the Mail Room, which is a General Common Element; and (c) the Club Room, which is also a General Common Element.

4. Exhibit C to the Master Deed is hereby amended to include the following additional plat reference:

That certain plat of survey prepared by Andrews & Burgess, Inc., Gary Blair Burgess, South Carolina Professional Engineer & Registered Land Surveyor No. 15229, which plat is dated August 25, 2006, last revised August 29, 2006, entitled "AS BUILT SURVEY FOR BRIDGEPOINTE CONDOMINIUMS, INC., BRIDGEPOINTE CONDOMINIUMS PHASE 2, BLUFFTON PARKWAY, BEAUFORT COUNTY, SOUTH CAROLINA," which is recorded in the Office of the Register of Deeds for Beaufort County, South Carolina, in Plat Book 115 at Page 173.

5. Exhibit D to the Master Deed, as amended, is hereby amended to include the following reference:

THE DEVELOPMENT AND CONSTRUCTION PLANS FOR THE BRIDGEPOINTE ONDOMINIUM PROJECT PREPARED BY TUCKER & BOOKER, INC. ARCHITECTS ARE RECORDED IN THE OFFICE OF THE REGISTER OF DEEDS FOR BEAUFORT COUNTY, SOUTH CAROLINA, IN PLAT BOOK 114 AT PAGE 1-14A.

THE FLOOR PLANS FOR BUILDING 19 CONTAINING THE MAIL ROOM, CLUB ROOM, AND TWENTY-TWO (22) APARTMENTS IN PHASE 2 OF THE REGIME ARE ON PAGES A1.2A(a), A1.2A(b), and A1.2A(c) THEREOF.

6. Exhibit E to the Master Deed, as amended, is hereby deleted in its entirety and the attached Exhibit E shall replace the existing Exhibit E. The attached Exhibit E includes the reference to the Phase 2 Units so that the Percentage Interests in the Common Elements will include Phases 1 and 2 as being included in the Bridgepointe Horizontal Property Regime. The attached Exhibit E (setting forth the Percentage Interests in the Common Elements for Phases 1 and 2) is attached hereto and incorporated herein by reference, and intended to replace the existing Exhibit E to the Master Deed, as amended.

7. Except as amended herein, the terms and conditions of the Master Deed, as amended, shall remain unchanged and in full force and effect.

EXHIBIT A-1

DESCRIPTION OF ADDITIONAL REAL PROPERTY

All that certain piece, parcel or lot of land situate, lying and being in Beaufort County, State of South Carolina, and being designated as "Phase 2, 0.728 Acres, 31,697 SQ. FT." on the plat of survey prepared by Andrews & Burgess, Inc., Gary Blair Burgess, South Carolina Professional Engineer & Registered Land Surveyor No. 15229, which plat is dated August 25, 2006, last revised August 29, 2006, entitled "AS BUILT SURVEY FOR BRIDGEPOINTE CONDOMINIUMS, INC., BRIDGEPOINTE CONDOMINIUMS PHASE 2, BLUFFTON PARKWAY, BEAUFORT COUNTY, SOUTH CAROLINA." Said plat is recorded in the Office of the Register of Deeds for Beaufort County, South Carolina, in Plat Book 115 at Page 173.

EXHIBIT "E"

SCHEDULE OF ASSIGNED VALUES AND PERCENTAGE INTERESTS

PHASES 1 and 2

<u>NO. OF APARTMENTS</u>	<u>APARTMENT TYPE</u>	<u>ASSIGNED VALUE</u>	<u>PERCENTAGE INTEREST IN COMMON ELEMENTS</u>
Thirty-Four (34)	Hampton (2BR)	\$176,000.00 Each	2.0018% Each
Twelve (12)	Allendale (3BR)	\$234,000.00 Each	2.6615% Each
<i>Totals:</i>			
46 Apartments		\$8,792,000.00	100.00%

The Assigned Value of each Hampton Type (2 BR) Unit in the Regime for Phases 1 and 2 and in all future phases for purposes of this Exhibit is \$176,000.00, and the Assigned Value of each Allendale Type Unit (3BR) in the Regime in Phases 1 and 2 and in all future phases is \$234,000.00.

The Percentage Interest in the Common Elements appurtenant to each Condominium Apartment of the Regime shall, thereafter, be established in accordance with the following formula:

$$\frac{V}{E + A} = P$$

P = Percentage Interest of each Condominium Apartment

V = Assigned Value of such Condominium Apartment as set forth in this Exhibit "E"

A = Aggregate Assigned Value of all Condominium Apartments added to the Regime as provided in Article II of this Master Deed

E = Aggregate Assigned Value of existing Condominium Apartments in Regime