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BEAUFORT COUNTY SC - ROD
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2002 Dec -04 04:36 PM
Sharon D. Burns
BEAUFORT COUNTY AUDITOR

STATE OF SOUTH CAROLINA)
COUNTY OF BEAUFORT)
AMENDMENT TO THE MASTER DEED
OF LIGHTHOUSE ONE HORIZONTAL
PROPERTY REGIME XLIII

This Amendment to the Master Deed made this 10th day of October, 2002, by the Lighthouse One Horizontal Property Regime XLIII (hereinafter referred to as the "Regime") and existing under the laws of the State of South Carolina for the purpose of administering the Regime.

WITNESSETH:

WHEREAS, the Regime was established by Master Deed duly recorded in the Register of Deeds for Beaufort County, South Carolina, in Deed Book 269 at Page 1617 with the By-Laws for the said Regime attached thereto and recorded in said Office in Deed Book 269 at Page 1642; and,

WHEREAS, ARTICLE XII, entitled "Amendments", states the Master Deed may be amended at a duly held meeting of the Council by the affirmative vote of the Co-Owners holding two-thirds (2/3) or more of the total interest in the Common Elements; and,

WHEREAS, at a duly constituted meeting held on the 3rd day of January, 2002, the Co-Owners representing at least two-thirds (2/3) of the total interest in the Common Elements voted to approve said Amendment and have authorized the Officers of the Council to execute the within Amendment.

NOW THEREFORE, the Association hereby amends the Master Deed of the Regime as follows:

1. That the above "WHEREAS" clauses are hereby incorporated herein by this reference thereto as if fully restated.
2. ARTICLE VIII is hereby amended to be titled: "ARTICLE VIII, COMMON EXPENSES AND INDIVIDUAL ASSESSMENTS".
3. ARTICLE VIII, COMMON EXPENSES, is hereby amended to add the language quoted herein and to read as follows:

Section 2. Assessments.

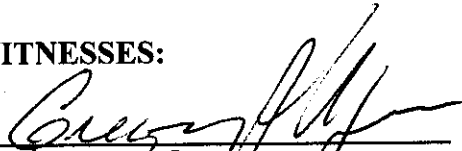
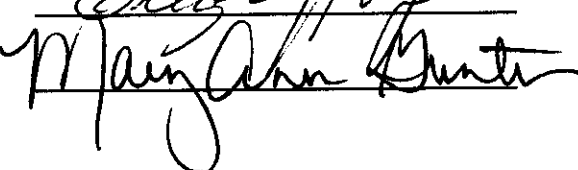
"... Any expenses of the Council occasioned by the conduct of less than all the Co-Owners or by the family, tenants, agents, guests, or invitees of any Co-Owner shall be specially assessed by the Board of Directors as an Individual Assessment against such Co-Owner and their Villa."

Section 4. Lien Upon Villa.

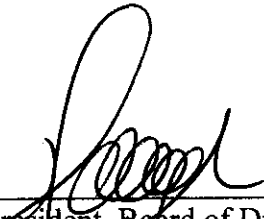
All assessments of the Council for the share of Common Expenses "and Individual Assessments" chargeable ...

4. All other provisions of the Master Deed shall remain in full force and effect as if never amended.

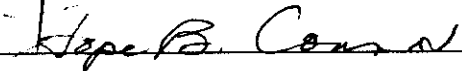
WITNESSES:

By:

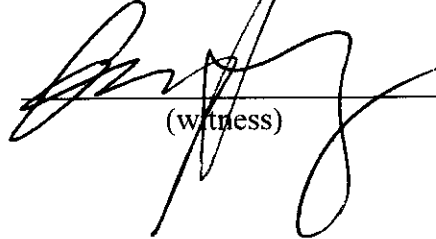

President, Board of Directors
Lighthouse I Horizontal Property Regime XLIII

Attest:

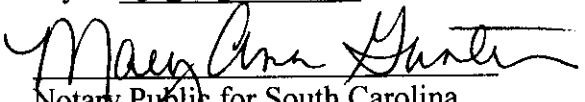


STATE OF SOUTH CAROLINA)
)
 COUNTY OF BEAUFORT)

Personally appeared before me Gregory A. Wynn, who on oath
 says that (s)he saw the within named Harwood Hall Light House I HPR
Harwood Hall, its President, sign the within
 document and Hope B. Connor, its _____, attest the
 same, and that (s)he with Mary Ann Gunter witnessed the execution thereof.


 (witness)

SWORN to before me this 10th
 day of October, 2002


 Notary Public for South Carolina
 My Commission expires: 4-11-2004

FACIENT\LTSEHPRVAMENDMENT