

SEP 9 4 56 PM '83

STATE OF NORTH CAROLINA
COUNTY OF NEW HANOVER

AMENDMENT TO DECLARATION
CREATING UNIT OWNERSHIP
SUN SKIPPER, PHASE 1

THIS Amendment To Declaration Creating Unit Ownership of property under the provisions of Chapter 47A of the General Statutes of North Carolina, made and entered into this 9th day of September, 1983, by and between CAROLINA RESORTS, a North Carolina General Partnership; GEORGE DAVID MULCANY and wife, CAROLE MULCANY; VERNON D. PITTS and wife, DONNA H. PITTS; JOHN R. EASTERBROOK and wife, MAPION EASTERBROOK; MICHAEL GOLDBERG and wife, CAROLYN GOLDBERG; JAMES H. HUGHES and wife, MARILYN A. HUGHES; and ARCH J. CATAPANO (unmarried);

W I T N E S S E T H:

THAT WHEREAS, by written document dated August 9, 1983, and recorded in Book 1231, at Page 651, of the New Hanover County Registry, Carolina Resorts, the Developer of Sun Skipper, Phase 1, a condominium established under the provisions of Chapter 47A of the General Statutes of North Carolina, caused to be recorded a Declaration Creating Unit Ownership of property under the provisions of Chapter 47A of the General Statutes of North Carolina, pertaining to Sun Skipper, Phase 1; and

WHEREAS, the parties hereto are the owners of all the units in said condominium project known as Sun Skipper, Phase 1; and

WHEREAS, the parties hereto desire to amend said Declaration recorded in Book 1231, at Page 651, as aforesaid;

NOW, THEREFORE, for and in consideration of the premises, the sum of ONE AND NO/100THS (\$1.00) DOLLAR, and other good and valuable considerations to each party paid by the other, the receipt of which is hereby mutually acknowledged, the parties hereto do hereby amend the Declaration recorded in Book 1231, at Page 651, of the New Hanover County Registry, as follows:

FIRST: The legal description contained in the second paragraph of Article III, located on page 6 of said Declaration is hereby amended by adding thereto the following real property:

"BEING all of Lot 7, in Block 27, according to a map of the Northern Section of Carolina Beach recorded in Map Book 2, at Page 67, of the New Hanover County Registry."

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SECOND: Subparagraph C. of Article III of said Declaration is hereby deleted in its entirety and the following substituted in lieu thereof:

"C. In the event Declarant adds to the real property subject to this Declaration all of the real property described in this Article III, the Declarant covenants and agrees that no more than a total of eighty-four (84) units will be added to the six (6) units in Sun Skipper, Phase 1; and"

But except as herein amended, said Declaration recorded in Book 1231, at Page 651, of the New Hanover County Registry, shall remain in full force and effect.

IN WITNESS WHEREOF, the parties hereto have caused this Amendment to be executed the day and year first above written.

CAROLINA RESORTS

BY: B. Dean Stephens (SEAL)
GENERAL PARTNER

RETURNED TO

Joe M. Stueckland

ROSENBERG, RYALS, JACKSON, SPALLEN & CARRIE

RECORDED AND VERIFIED
REBECCA P. TUCKER
REGISTER OF DEEDS
NEW HANOVER CO. NC

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NOW, THEREFORE, for and in consideration of the premises, the sum of ONE AND NO/100THS (\$1.00) DOLLAR, and other good and valuable considerations to each party paid by the other, the receipt of which is hereby mutually acknowledged, the parties hereto do hereby amend the Declaration recorded in Book 1231, at Page 651, of the New Hanover County Registry, as follows:

FIRST: The legal description contained in the second paragraph of Article III, located on page 6 of said Declaration is hereby amended by adding thereto the following real property:

83

"BEING all of Lot 7, in Block 27, according to a map of the Northern Section of Carolina Beach recorded in Map Book 3, at Page 67, of the New Hanover County Registry."

SECOND: Subparagraph C. of Article III of said Declaration is hereby deleted in its entirety and the following substituted in lieu thereof:

"C. In the event Declarant adds to the real property subject to this Declaration all of the real property described in this Article III, the Declarant covenants and agrees that no more than a total of eighty-four (84) units will be added to the six (6) units in Sun Skipper, Phase 1; and"

But except as herein amended, said Declaration recorded in Book 1231, at Page 651, of the New Hanover County Registry, shall remain in full force and effect.

IN WITNESS WHEREOF, the parties hereto have caused this Amendment to be executed the day and year first above written.

CAROLINA RESORTS

BY: B. Ross Stephens (SEAL)
GENERAL PARTNER

RETURNED TO

Lionel H. Stickland

ROBERT E. RYALS, JACKSON, STAGG & CARTER

GEORGE DAVID MULCAHY (SEAL)

CAROLE MULCAHY (SEAL)

VERNON D. PITTS (SEAL)

DOMINA H. PITTS (SEAL)

[Signature]

JOHN R. EASTEBROOK (SEAL)

[Signature]

MARION EASTERBROOK (SEAL)

MICHAEL GOLDBERG (SEAL)

CAROLYN GOLDBERG (SEAL)

JAMES H. HUGHES (SEAL)

MARILYN A. HUGHES (SEAL)

ARCH J. CATAPANO (SEAL)

STATE OF NORTH CAROLINA

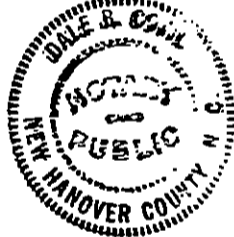
COUNTY OF NEW HANOVER

I, Dale B. Coil, a Notary Public in and for the State and County aforesaid, certify that B. Lee Stephens, in his capacity as General Partner of CAROLINA RESORTS, a North Carolina General Partnership, personally came before me this day and acknowledged the execution of the foregoing instrument for the purposes therein expressed.

Witness my hand and notarial stamp or seal, this the 9th day of September, 1983.

My Commission Expires:
3-16-86

Dale B. Coil
NOTARY PUBLIC



STATE OF _____

COUNTY OF _____

I, _____, a Notary Public in and for the State and County aforesaid, certify that GEORGE DAVID MULCAHY and wife, CAROLE MULCAHY, personally came before me this day and acknowledged the execution of the foregoing instrument for the purposes therein expressed.

Witness my hand and notarial stamp or seal, this the _____ day of _____, 1983.

My Commission Expires:

NOTARY PUBLIC

1233 0556

STATE OF _____

COUNTY OF _____

I, _____, a Notary Public in and for the State and County aforesaid, certify that VERNON D. PITTS and wife, DONNA H. PITTS, personally came before me this day and acknowledged the execution of the foregoing instrument for the purposes therein expressed.

Witness my hand and notarial stamp or seal, this the _____ day of _____, 1983.

My Commission Expires: _____

NOTARY PUBLIC

STATE OF North Carolina

COUNTY OF New Hanover

I, Joy W. Meares, a Notary Public in and for the State and County aforesaid, certify that JOHN R. EASTERBROOK and wife, MARION EASTERBROOK, personally came before me this day and acknowledged the execution of the foregoing instrument for the purposes therein expressed.

Witness my hand and notarial stamp or seal, this the 29th day of August, 1983.

My Commission Expires: _____

March 21, 1988

Joy W. Meares
NOTARY PUBLIC



STATE OF _____

COUNTY OF _____

I, _____, a Notary Public in and for the State and County aforesaid, certify that MICHAEL GOLDBERG and wife, CAROLYN GOLDBERG, personally came before me this day and acknowledged the execution of the foregoing instrument for the purposes therein expressed.

Witness my hand and notarial stamp or seal, this the _____ day of _____, 1983.

My Commission Expires: _____

STATE OF NORTH CAROLINA of
New Hanover County
The Foregoing Certificate of _____
Dale B Covil and
Joy W Meares notaries public are
certified to be correct.
This the 9 day of Sept 19 83

NOTAR:

Rebecca P. Tucker, Register of Deeds

By Peggy R. Sherman Asst.

STATE OF _____

COUNTY OF _____

I, _____, a Notary Public in and for the State and County aforesaid, certify that JAMES H. HUGHES and wife, MARILYN