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Onslow County, NC
Rebecca L. Pollard Reg. of Deeds

BK **4047** PG **243-246**

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NORTH CAROLINA
ONslow COUNTY

**SUPPLEMENT TO THE DECLARATION OF COVENANTS,
CONDITIONS AND RESTRICTIONS FOR ST. JAMES PARK
OF WILLIAMSBURG PLANTATION, SECTION I
(ST. JAMES PARK SECTION III OF WILLIAMSBURG PLANTATION)**

THIS SUPPLEMENT TO THE DECLARATION OF COVENANTS,
CONDITIONS AND RESTRICTIONS FOR ST. JAMES PARK OF WILLIAMSBURG
PLANTATION, SECTION I, made this the 10 day of August, 2013, by John Koenig,
Inc., a North Carolina Corporation, hereinafter called "Declarant" pursuant to North
Carolina law:

WITNESSETH:

THAT WHEREAS, Declarant has heretofore caused to be recorded a Master
Declaration of Covenants, Conditions and Restrictions for St. James Park of
Williamsburg Plantation, Section I, (hereinafter "Master Declaration") in Deed Book
3730, Page 622, Onslow County Registry; and

WHEREAS, the Declarant amended certain provisions of said Master Declaration
regarding the stormwater and wetlands provisions, said amendments being recorded in
Deed Book 3895, Page 131 and Deed Book 3905, Page 112, Onslow County Registry;
and

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WHEREAS, the Master Declaration as above recorded and originally published expressly allows the Declarant to unilaterally subject additional tracts or parcels of land to the terms and conditions of said Master Declaration; and

WHEREAS, by document entitled "Supplement to the Declaration of Covenants, Conditions and Restrictions for St. James Park of Williamsburg Plantation, Section I," recorded in Deed Book 3895, Page 137, Onslow County Registry, the Declarant annexed St. James Park Section II of Williamsburg Plantation as shown on a plat recorded in Map Book 65, Page 134, Cabinet N, Onslow County Registry into St. James Park of Williamsburg Plantation and subjected said real property to the provisions of the Master Declaration as amended from time to time; and

WHEREAS, the Declarant is the owner of that certain tract or parcel of land known as St. James Park Section III of Williamsburg Plantation and described on Exhibit A, attached hereto and incorporated herein by reference as if fully set forth; and

WHEREAS, the aforesaid property described in Exhibit A attached hereto is within the property described on Exhibit B attached to the Master Declaration; and

WHEREAS, pursuant to the terms and conditions of the Master Declaration, the Declarant desires to annex the property described on Exhibit A, attached hereto incorporated herein by reference as if fully set forth, into St. James Park of Williamsburg Plantation and to subject said real property to the provisions of the Master Declaration as amended from time to time; and

WHEREAS, the Declarant will convey the property described on Exhibit A, attached hereto incorporated herein by reference as if fully set forth, subject to all those conditions, restrictions, reservations, liens and charges set forth in the Master Declaration as amended from time to time, all of which is hereby incorporated by reference;

NOW THEREFORE, the Declarant, exercising its right to unilaterally subject additional real property into St. James Park of Williamsburg Plantation and to subject said real property to the provisions of the Master Declaration as amended from time to time, does hereby publish and declare all of the property described on Exhibit A, attached hereto and incorporated herein by reference as if fully set forth, shall be held, conveyed, hypothecated, encumbered, used occupied and improved subject to all the terms and conditions set forth in the said Master Declaration as if such real property were originally described in the Master Declaration, including without limitation, all easements and Declarant's rights contained therein and all provisions placing the said property within the jurisdiction of the Williamsburg Plantation Homeowners Association, Inc. which is declared and agreed to be in furtherance of the plan for the improvements of said property

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successors and assigns, and any person acquiring or owning any interest in the real property improvements, their Grantees, successors, heirs, executors, administrators, devisees and assigns.

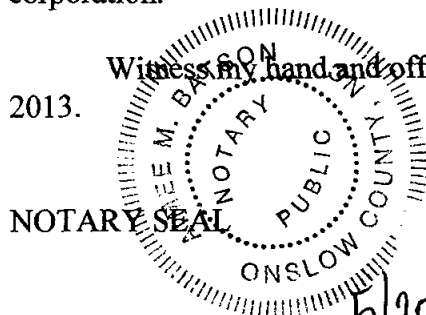
IN WITNESS WHEREOF, John Koenig, Inc., as the Declarant hereunder, has caused this instrument to be executed by its duly authorized President, all by order and authority duly granted by its corporate board of directors, as of the day and year first above written.

John Koenig, Inc.,
a North Carolina Corporation, Declarant
By: _____
John S. Koenig, President

STATE OF NORTH CAROLINA
COUNTY OF ONSLOW

I, Aimee M. Batson, a Notary Public of the County and State aforesaid, certify that John S. Koenig personally appeared before me this day and acknowledged that he is President of John Koenig, Inc., a North Carolina corporation, and that he, being duly authorized to do so, executed the foregoing for and on behalf of said corporation.

Witness my hand and official stamp or seal, this 16 day of August, 2013.



Aimee M. Batson
Signature of Notary Public

My Commission Expires: 5/28/17

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EXHIBIT A TO SUPPLEMENTAL DECLARATION

BEING ALL OF the land and lots designated and shown on that plat entitled "ST. JAMES PARK SECTION III of WILLIAMSBURG PLANTATION," dated August 9, 2013, prepared by John L. Pierce & Associates, P.A., and recorded in Map Book 67, Page 13, Cabinet N, Onslow County Registry.

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