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**THIRTY-SIXTH AMENDMENT AND SUPPLEMENT  
TO DECLARATION OF COVENANTS, CONDITIONS  
AND RESTRICTIONS AND RESERVATION OF EASEMENTS  
AND DECLARATION FOR HOMEOWNERS ASSOCIATION  
FOR PLANTATION POINTE**

This Thirty-Sixth Amendment and Supplement to Declaration of Covenants, Conditions and Restrictions and Reservation of Easements and Declaration for Homeowners Association for Plantation Pointe (the "Amendment"), is made effective as of January 1, 2015 by Plantation Pointe Master Association, Inc., a Kentucky non-profit corporation ("Association").

**WITNESSETH:**

WHEREAS, the Declaration of Covenants, Conditions and Restrictions and Reservation of Easements for Plantation Pointe was recorded in Misc. Book 521, Page 57 of the Boone County, Kentucky Clerk's Records at Burlington, Kentucky (the "Declaration"); and ✓

WHEREAS, the Association is the entity responsible for the enforcement of the Declaration; and

WHEREAS, the Association desires to amend certain provisions of the Declaration.

NOW, THEREFORE, the Declaration is hereby amended as follows:

1. In accordance with the provisions of Article V, Section 4, commencing January 1, 2015, the amount of the Annual Common Area Assessment for each apartment unit situated on the real estate described in the attached Exhibit "A" is set forth as an amount equal to 30% of the amount of the Annual Common Area Assessment for single-family residences. Such assessments shall be paid by the Owner of such apartment complex in one installment on an annual basis.

2. The fifth sentence of Article V, Section 7, is hereby amended to read as follows:

"Any Special Common Area Assessments levied by the Association pursuant to the provisions of this section for apartment complexes shall be equal to three tenths (3/10<sup>th</sup>) of the amount of the applicable Special Assessment for an individual residential Lot (as provided above) times the number of apartment units in such complex (e.g., the amount of the Special Common Area Assessment for a 200 unit apartment complex shall be equal to the amount of the Special Common Area Assessment for 60 individual residential lots)."

3. The Owner of the real estate described in the attached Exhibit "A" hereby relinquishes its right to appoint or elect any representative to the Board of Directors.

RETURN TO: *FL*  
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Boone County  
MC1261 PG 408

4. The Association acknowledges that the real estate described in the attached Exhibit "A" does not constitute the Common Areas of Plantation Pointe.

Except as expressly modified by this Amendment, or as may be necessary to affect the terms of this Amendment, the Declaration remains unchanged and is in full force and effect. This Amendment is made pursuant to the authority granted to the Association, pursuant to an Agreed Order of Dismissal, entered on August 22, 2014 by the Boone County Circuit Court in Case No. 13-CI-1351.

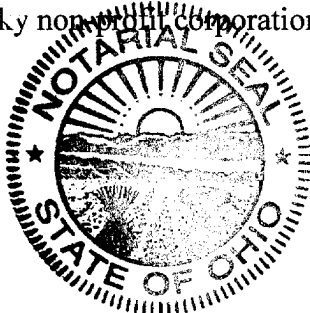
20<sup>th</sup> IN WITNESS WHEREOF, the Association has executed this Amendment as of this day of February, 2015.

PLANTATION POINTE MASTER  
ASSOCIATION, INC.

By: Susan Cobb  
Its: PRESIDENT

STATE OF OHIO :  
: SS  
COUNTY OF HAMILTON :

The foregoing instrument was acknowledged before me this 20<sup>th</sup> day of February, 2015 by SUSAN COBB, PRESIDENT of Plantation Pointe Master Association, Inc., a Kentucky non-profit corporation, as its free and voluntary agent.



Anthony Martina  
Notary Public

ANTHONY MARTINA, Attorney At Law  
NOTARY PUBLIC - STATE OF OHIO  
My commission has no expiration date  
Sec. 147.03 RC.

Prepared by: Stephen R. Hunt, Esq., Aronoff, Rosen & Hunt, 2200 U.S. Bank Tower, 425 Walnut Street, Cincinnati, Ohio 45202, 513/241-0400.

February 20, 2015\nc:\P:\NChromik\_letters\SRH\Plantation Pointe\36TH AME.docx

## EXHIBIT A

BEING A PARCEL OF LAND LOCATED ALONG THE WEST SIDE OF WETHERINGTON BOULEVARD IN THE CITY OF FLORENCE, BOONE COUNTY, KENTUCKY AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT AN EXISTING IRON PIN AND CAP AT THE COMMON CORNER OF ERPS, INC., (DB 432, PG 210, TRACT V) AND LOT 117, SECTION 11, UNION VILLAGE (PLAT 456A) ALSO BEING IN THE LINE WITH ARLINGHAUS BUILDERS, INC. (DB 730, PG 299) THENCE WITH ERPS, INC., AND UNION VILLAGE NORTH 10° 51' 34" WEST, 489.99 FEET TO A SET IRON PIN AND CAP; THENCE LEAVING THE LINE WITH UNION VILLAGE AND A NEW DIVISION LINE OF ERPS, INC., NORTH 87° 09' 05" EAST, 1431.94 FEET TO A SET IRON PIN AND CAP ON THE WEST RIGHT-OF-WAY LINE OF WETHERINGTON BOULEVARD; THENCE WITH WETHERINGTON BOULEVARD SOUTH 26° 45' 27" EAST, 325.01 FEET TO A SET IRON PIN AND CAP; THENCE LEAVING WETHERINGTON BOULEVARD AND WITH A NEW DIVISION LINE OF ERPS, INC. FOR SIXTEEN CALLS, SOUTH 63° 14' 33" WEST, 88.48 FEET TO A SET IRON PIN AND CAP; THENCE NORTH 89° 31' 32" WEST, 186.47 FEET TO A SET IRON PIN AND CAP; THENCE NORTH 76° 26' 17" WEST, 25.60 FEET TO A SET IRON PIN AND CAP; THENCE NORTH 62° 00' 19" WEST, 58.44 FEET TO A SET IRON PIN AND CAP; THENCE NORTH 36° 38' 15" WEST, 35.73 FEET TO A SET IRON PIN AND CAP; THENCE NORTH 83° 34' 06" WEST, 41.09 FEET TO A SET IRON PIN AND CAP; THENCE NORTH 59° 14' 32" WEST, 121.98 FEET TO A SET IRON PIN AND CAP; THENCE NORTH 27° 18' 52" WEST, 48.59 FEET TO A SET IRON PIN AND CAP; THENCE NORTH 67° 28' 46" WEST, 36.24 FEET TO A SET IRON PIN AND CAP; THENCE SOUTH 54° 17' 48" WEST, 97.16 FEET TO A SET IRON PIN AND CAP; THENCE SOUTH 46° 23' 44" EAST, 325.00 FEET TO A SET IRON PIN AND CAP; THENCE SOUTH 11° 11' 45" EAST, 54.24 FEET TO A SET IRON PIN AND CAP; THENCE SOUTH 62° 07' 08" EAST, 32.20 FEET TO A SET IRON PIN AND CAP; THENCE SOUTH 87° 25' 20" EAST, 63.27 FEET TO A SET IRON PIN AND CAP; THENCE SOUTH 66° 35' 18" EAST, 80.00 FEET TO A SET IRON PIN AND CAP; THENCE SOUTH 2° 33' 23" WEST, 79.99 FEET TO AN EXISTING IRON PIN AND CAP A CORNER TO LOT 14, SECTION ONE, ARBOR SPRINGS AT PLANTATION POINTE (CAB 4, SLIDE 111); THENCE WITH SAID LOT AND ITS PROJECTION SOUTH 73° 16' 01" WEST, 109.54 FEET TO AN EXISTING IRON PIN AND CAP, A CORNER WITH ARLINGHAUS BUILDERS, INC. (DB 730, PG 299); THENCE WITH ARLINGHAUS NORTH 85° 44' 20" WEST, 1146.22 FEET TO THE POINT OF BEGINNING AND CONTAINING 16.46 ACRES, MORE OR LESS, AS SURVEYED BY RAYMOND ERPENBECK CONSULTING ENGINEERS IN JUNE, 2001.

THE BEARINGS SHOWN HEREON ARE BASED ON THE STATE PLANE COORDINATE SYSTEM, KENTUCKY NORTH ZONE. THE SET IRON PIN AND CAPS ARE 5/8" REBAR, 18 INCHES LONG WITH A PLASTIC CAP STAMPED "LPS 2930 LPS 2931", SET JUNE, 2001.

Property Address: 1620 Corinthian Drive  
Florence, KY 41042

PIDN: 062.00-00-131.18 AND P20.10-003.51  
GROUP: 2047

**Boone County**  
**MC1261 PG 410**

DOCUMENT NO: 678861  
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TOTAL FEES: \$13.00  
GROUP: 2047  
COUNTY CLERK: KENNY BROWN  
COUNTY: BOONE COUNTY CLERK  
DEPUTY CLERK: BETH B.  
BOOK MC1261 PAGES 408 - 410