

Town of Nashville

DONALD B. STREET
MAYOR

PRESTON W. MITCHELL
TOWN MANAGER



TOWN COUNCIL

LOUISE W. HINTON
PATRICIA A. ROGERS
CHARLES P. TAYLOR
LARRY D. TAYLOR

498



Doc ID: 006754570004 Type: CRP
Recorded: 09/11/2014 at 04:17:58 PM
Fee Amt: \$26.00 Page 1 of 4
Nash County North Carolina
Anne J. Melvin Register of Deeds

BK 2743 PG 498-501

ADDENDUM TO NASHVILLE BUSINESS CENTER DECLARATION OF CONDITIONS, COVENANTS, RESTRICTIONS AND EASEMENTS

The Town of Nashville, maker of the "DECLARATION OF CONDITIONS,
COVENANTS, RESTRICTIONS AND EASEMENTS" for the Nashville Business Center,
dated May 2, 2000, and recorded in the Nash County Registry in book 1734, page 577
(hereinafter called the Declaration), does hereby set forth the following amendments to
the Declaration:

1. Replace the term "Architectural Committee" with "Declarant" throughout the Declaration.
2. Delete the terms "Nash County Business Development Authority" and "BDA" throughout the Declaration.
3. Amend Article 1 Certain Definitions Section 1.01 to delete the definition of "Architectural Committee".
4. Amend Article 4 Review and Approval of Improvements to delete Section 4.01 Architectural Committee entirely and replace it with the following:

4.01 Declarant Authority. The Declarant shall have full
power to regulate all matters as have been delegated to the

Declarant in this Declaration. All decisions of the Declarant shall be final and binding on any Owner.

5. Amend Article 4 Review and Approval of Improvements to delete the last three sentences of Section 4.02 Approval of Plans.

6. Amend Article 4 Review and Approval of Improvements to delete Section 4.05 Liability entirely and replace it with the following:

4.05. Liability. The Declarant and its officers, employees or agents shall not be liable in damages to anyone submitting Plans for approval or to anyone affected by this Declaration in connection with the exercise of the rights and duties under this Article or by reason of mistake in judgment, negligence or nonfeasance arising out of or in connection with the approval or disapproval of the Plans. All persons who submit plans or specifications to the Declarant for approval agree, by submission of same, and every Owner of any Building Site agrees, by acquiring title thereto or an interest therein, that such Owner will not bring any action or suit against the Declarant, its officers, employees or agents to recover damages arising from or in any way connected with this Declaration or the approval or failure to approve any Plans submitted. With regard to any Plans approved, the Declarant shall not be responsible or liable in any way for any defects in any Plans nor any structural defects in any work done according to such Plans, nor for the failure of the Plans to comply with any law.

7. Amend Article 7 Parking and Loading to delete Section 7.01 (a) entirely and replace it with the following:

(a) 1 parking space for every 2 employees on the maximum employment shift.

8. Delete Article 13 Signs in its entirety.

9. Amend Article 14 Permitted and Prohibited Uses to add subdivision (h)

which shall read as follows:

(h) All signs must meet the provisions of the Town of Nashville sign ordinance.

10. Delete the 0.804 acre tract described in Exhibit A attached hereto, from the Property subject to the Declaration to be owned by Nash County and used as an Emergency Services station.

These amendments were unanimously approved by all of the current owners of the tracts of land situated in the Nashville Business Center and the Declarant, Town of Nashville. Said current owners are: Fawn Electronics Company, Inc., Mid Atlantic Warehouse & Storage, and Town of Nashville.

IN WITNESS WHEREOF, the Declarant has caused this Addendum to be duly executed under seal as of the 1 day of April, 2014.

TOWN OF NASHVILLE

By: Donald B. Street
Mayor

[Signature]
(CORPORATE SEAL) Town Clerk



NORTH CAROLINA

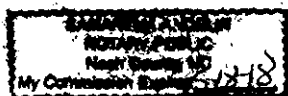
COUNTY OF Nash

I, Samantha Andelin, a Notary Public do hereby certify that Donald Street personally appeared before me and acknowledged that he is Mayor of the Town of Nashville, and that by authority duly given and as the act of the Town the foregoing instrument was signed in its name by its Mayor, sealed with its corporate seal and attested by himself as its Secretary.

Witness my hand and notarial seal, this 1 day of April, 2014.

My commission expires: 5-18-18
(SEAL)

[Signature]
Notary Public



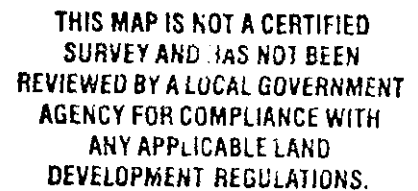


EXHIBIT A

- MINOR SUBDIVISION PLAT -
"NASHVILLE BUSINESS CENTER"