

Mail

This Instrument Prepared By:
Property Solutions of Middle Tennessee
For Grove Park HOA
2146 North Thompson Lane Suite B
Murfreesboro, TN 37129

**AMENDMENT TO THE RESTRICTIVE COVENANTS AND CONDITIONS
APPLYING TO THE SUBDIVISION NAMED GROVE PARK IN COLUMBIA TENNESSEE**

THIS AMENDMENT executed as of the 25th day of August, 2016, is made by Declarant, **FORTUNA CAPITAL, LLC**, pursuant to Article VII labeled IMPROVEMENT, SETBACK, AND USE RESTRICTIONS of the RESTRICTIVE COVENANTS AND CONDITIONS APPLYING TO THE SUBDIVISION NAMED **GROVE PARK** (the "Declaration") of record in **Record Book R2307, page 663**, of the Register's Office of Maury County, Tennessee. (SR) 648-678

WHEREAS, the undersigned now intends to amend certain portions of the Declaration.

NOW, THEREFORE, for valuable consideration and in compliance with the Amendment requirements of the Declaration, the undersigned Declarants do hereby amend the Declaration as follows:

1) ARTICLE VII, SECTION 3 'USE RESTRICTIONS'

a. Shall be amended to add the following:

ARTICLE VII, SECTION 3 L. Swimming pools and hot tubs shall be allowed only on Lots approved by the Association and shall be located at the rear of a residence. All swimming pools shall have a perimeter enclosure, the plans for which, including landscaping plans, must be approved by the Architectural Review Committee. The construction of any swimming pool and or hot tub/Jacuzzi shall conform to all applicable government regulations. No above-ground swimming pools shall be permitted. Notwithstanding the foregoing, hot tubs, Jacuzzis, and spas may be above ground so long as the same are incorporated into other improvements such as decking, gazebo, or otherwise and approved by the ARC.

Except as expressly amended hereby, the terms and provisions of the Declaration shall continue in full force and effect.

WITNESS its signature this 25th day of August, 2016.

"Declarant"

FORTUNA CAPITAL, LLC

BY:



Amber G. McAdams, President



G. Nelson Crowe, II, Secretary/Treasurer

STATE OF TENNESSEE:

COUNTY OF WILLIAMSON:

Personally appeared before me, a Notary Public in and for the state and county aforementioned, **Amber G. McAdams and G. Nelson Crowe II**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon their oath(s), acknowledged themselves to be the Chief Managers of **Fortuna Partners, LLC**, and as President and Secretary/Treasurer, the within named bargainor, and that they, being authorized to do so, executed the foregoing instrument for the purposes therein contained, by signing their name(s) as Chief Managers and President and Secretary Treasurer, on behalf of the company.

Witness my hand and official seal in Nashville, Tennessee, this 25th
day of August, 2016.



MY COMMISSION EXPIRES:
09/11/2017



Notary Public

My Commission Expires:

9/11/17

BK/PG: R2402/1011-1012
16015710



2 PGS:AL-RESTRICTIONS	
JANE BATCH: 179560	11/17/2016 - 10:40 AM
VALUE	0.00
MORTGAGE TAX	0.00
TRANSFER TAX	0.00
RECORDING FEE	10.00
ARCHIVE FEE	0.00
DP FEE	2.00
REGISTER'S FEE	0.00
TOTAL AMOUNT	12.00

STATE OF TENNESSEE, MAURY COUNTY
JOHN FLEMING
REGISTER OF DEEDS