

This Instrument Prepared By:

Kimbro Woods Development, LLC.
242 Veterans Parkway
Murfreesboro, TN 37128

**AMENDMENT TO THE DECLARATION OF COVENANTS, CONDITIONS AND
RESTRICTIONS FOR THE MEADOWS AT KIMBRO WOODS**

THIS AMENDMENT is hereby made and entered into on the 19th day of May 2020, by Kimbro Woods Development, a Tennessee Limited Liability Corporation.

WITNESSTH:

WHEREAS, Kimbro Woods Development, LLC., a Tennessee Limited Liability Corporation, as the Declarant for the subject real property (hereinafter "The Meadows of Kimbro Woods") seeks to amend the Declaration of Covenants, Conditions, and Restrictions for The Meadows at Kimbro Woods (hereinafter the "Declaration" and place upon The Meadows of Kimbro Woods of record in Record Book 1324, Pages 3445-3497, Record Number 797913, Instrument No. 1924414 in the Register's Office for Rutherford County, Tennessee.

NOW, THEREFORE, said Declaration shall be amended to supersede all previous language associated with Article X Improvement Restrictions, Section 10.6 Fencing, Walls, and Hedges and shall now read as the following:

10.6 Fencing, Walls and Hedges. Location, style, type, and materials of fencing, walls, and/or hedges must be pre-approved by the IRC. No fence nor wall shall be erected or maintained nearer to the from lot line than the rear of the dwelling, and for corner lots, not nearer than 15 ft to the back of the cur nor to the lot line facing the more minor side street than the side of the dwelling. Hedges, shrubbery or evergreens may be located nearer to the lot lines than fencing and walls, but their location must be approved by the IRC. No fence, wall or hedge shall be allowed in any drainage easements that may exist on a Lot. No wall or hedge shall be more than six (6') feet in height, unless otherwise approved. The only fences which shall be permitted on lots will be the black ornamental aluminum fences, which shall be of the highest aesthetic quality, of at least forty-two (42") inches in height but no more than sixty (60") inches in height. Cloth screening devices within the fences will not be allowed. All fences must be maintained in good repair, and owners agree to abide by reasonable requests for repair and maintenance as made by the Association. Materials for fences such as wood, plastic/PVC, chain link and wire along with dog pens are strictly prohibited.

Heather Dawbarn, Register
Rutherford County Tennessee
Rec #: 1050952
Rec'd: 10.00 Instrument #: 2276489
State: 0.00
Clerk: 0.00 Recorded
Other: 2.00 5/22/2020 at 3:39 PM
Total: 12.00 in
Record Book 1906 Pgs 2210-2211