

Apartment 609; and deleting the net interior area for Apartment 610 and substituting new net interior area for Apartment 610 to read as follows:

Apartment 609: Apartment 609 measures 48' long and 24' 6" wide in its maximum interior dimensions and contains a net interior area of 1059.75 sq. ft.

Apartment 610: Apartment 610 contains a net interior area of 809.25 sq. ft.

2. Pages 26 and 27 of Exhibit "D" of the said Master Deed for the Fort Sumter House Horizontal Property Regime are amended as to Apartment 609 (a two bedroom unit) and Apartment 610 (a one bedroom unit) as shown on "Attachment # 1" and "Attachment # 2" to this Amendment Number Twelve to Master Deed for Fort Sumter House Horizontal Property Regime.

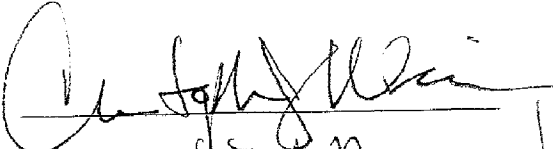
3. Exhibit E of the said Master Deed for the Fort Sumter House Horizontal Property Regime is amended as shown in "Attachment # 3" to this Amendment Number Twelve to Master Deed for Fort Sumter House Horizontal Property Regime, in particular as to Apartments 609 and 610.

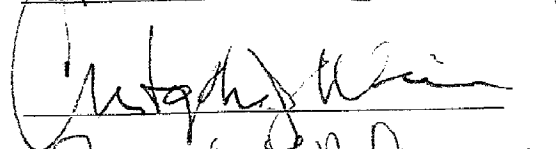
4. This agreement shall be effective upon recordation of the same in the RMC Office for Charleston County, South Carolina and is, and shall be, binding on the parties hereto, their heirs, successors and assigns.

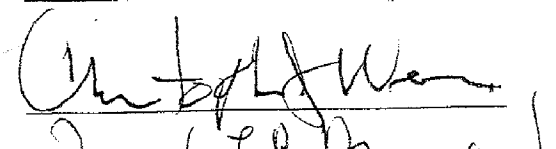
IN WITNESS WHEREOF, the undersigned have executed this instrument as of the

25th day of January, 2013.

WITNESSETH:




Anthony Wain
Frank L.P. Barrow


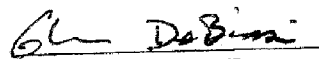
Anthony Wain
Frank L.P. Barrow


Anthony Wain
Frank L.P. Barrow


Fort Sumter House Association, Inc.



Richard Donohoe, President



Glenn DeBiasi, Treasurer



Beth Dixon, Secretary

Frank E. P. Beauwell
Frank E. P. Beauwell

Beau Clowney
Beau Clowney, Director

STATE OF SOUTH CAROLINA)
COUNTY OF CHARLESTON)

PROBATE

PERSONALLY appeared before me the undersigned witness who, being duly sworn, says that (s)he saw the within named Fort Sumter House Association, Inc. by its Directors, Richard Donohoe, Glenn DeBiasi, Beth Dixon and Beau Clowney, sign the within Amendment to Master Deed, and the said Directors, seal said Amendment to Master Deed and as its act and deed, deliver the same, and the (s)he with the other subscribing witness, witnessed the execution thereof.

Witness:
Frank E. P. Beauwell

SWORN to before me this 25th
day of January, 2013

Frank E. P. Beauwell (SEAL)
Notary Public for South Carolina
My Commission Expires: 11/13/2016

STATE OF SOUTH CAROLINA) ACKNOWLEDGEMENT
COUNTY OF CHARLESTON)

The undersigned Notary Public does certify that the Fort Sumter House Association, Inc. by Richard Donohoe, personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and seal the 25th day of January, 2013

Frank E. P. Beauwell (SEAL)
Notary Public for South Carolina
My Commission Expires: 11/13/2016

STATE OF SOUTH CAROLINA)
COUNTY OF CHARLESTON) ACKNOWLEDGEMENT

The undersigned Notary Public does certify that the Fort Sumter House Association, Inc. by Glenn DeBiasi, personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and seal the 25 day of January, 2013

Frank E. P. Beemer III (SEAL)
Notary Public for South Carolina
My Commission Expires: 11/13/2016

STATE OF SOUTH CAROLINA)
COUNTY OF CHARLESTON) ACKNOWLEDGEMENT

The undersigned Notary Public does certify that the Fort Sumter House Association, Inc. by Beth Dixon, personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and seal the 25 day of January, 2013

Frank E. P. Beemer III (SEAL)
Notary Public for South Carolina
My Commission Expires: 11/13/2016

STATE OF SOUTH CAROLINA)
COUNTY OF CHARLESTON) ACKNOWLEDGEMENT

The undersigned Notary Public does certify that the Fort Sumter House Association, Inc. by Beau Clowney, personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and seal the 25 day of January, 2013

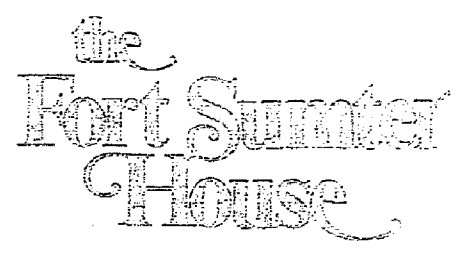
Frank E. P. Beemer III (SEAL)
Notary Public for South Carolina
My Commission Expires: 11/13/2016

Located on the Northeast corner of all floors facing King Street, White Point Gardens, South Battery and the Old City.

"ATTACHMENT 'I'"

This home features a balcony overlooking King Street on floors 4-8.

All dimensions are approximate.

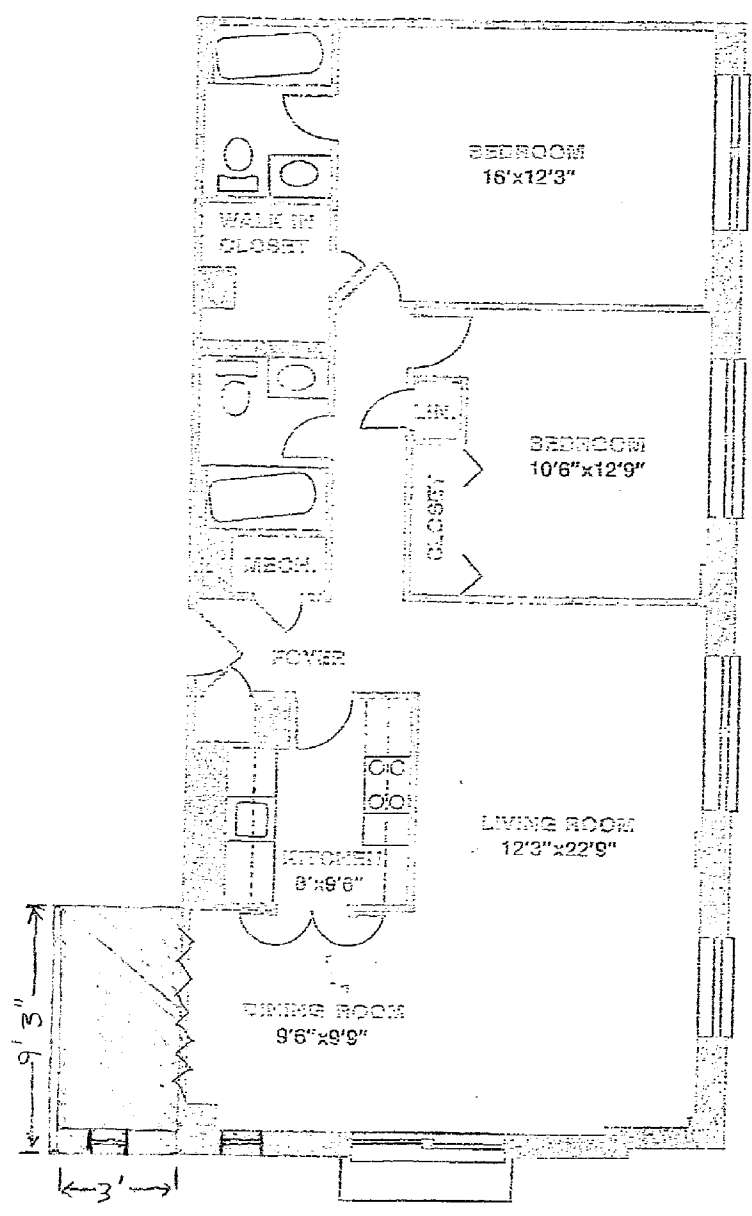
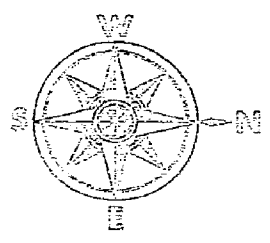


D Two Bedroom Unit

609

OLD FOOTPRINT - 1032 SQ. FT

NEW FOOTPRINT - 1059.75 SQ. FT



- ADDED SQ. FOOTAGE 27.75

Located on all floors.
Faces East toward King Street
and White Point Gardens

"ATTACHMENT 2"

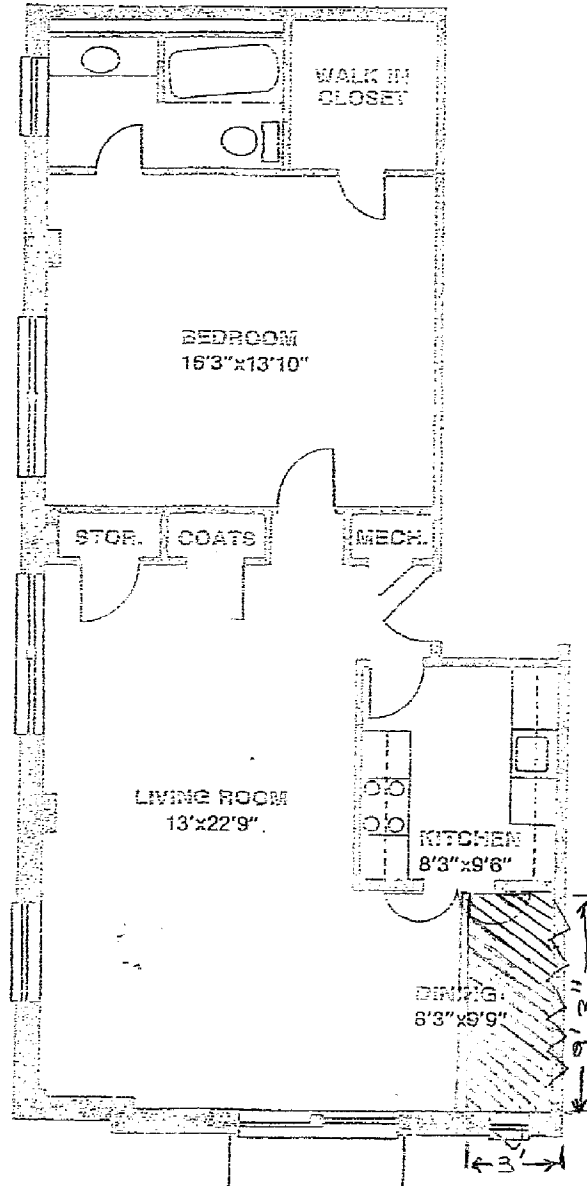
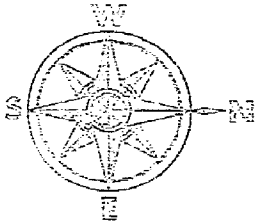
This large one bedroom home
features a balcony off
the living and dining area
overlooking King Street on floors
4-6. On the 2nd floor one finds a
terrace off the bedroom.


the
Fort Sumner
House

C One Bedroom Unit
610

All dimensions are approximate.

OLD FOOTPRINT - 837 sq. ft.
NEW FOOTPRINT - 809.25 sq. ft.



 - REMOVED Sq. FT.
27.75

" ATTACHMENT #3 "

Exhibit E FSHA APT PERCENTAGE (Amendments 5, 10, 11, and 12 adjustments)

| Apt | % | Apt | % |
|-----|--------|-----|--------|
| 101 | 0.0073 | 501 | 0.0103 |
| 102 | 0.0073 | 502 | 0.0174 |
| 103 | 0.0051 | 503 | 0.0092 |
| 104 | 0.0050 | 504 | 0.0098 |
| 105 | 0.0154 | 505 | 0.0165 |
| 108 | 0.0213 | 506 | 0.0133 |
| | | 507 | 0.0257 |
| 201 | 0.0134 | 508 | 0.0201 |
| 202 | 0.0162 | 509 | 0.0173 |
| 203 | 0.0116 | 510 | 0.0140 |
| 204 | 0.0201 | | |
| 205 | 0.0167 | 601 | 0.0103 |
| 206 | 0.0141 | 602 | 0.0174 |
| 207 | 0.0268 | 603 | 0.0092 |
| 208 | 0.0200 | 604 | 0.0098 |
| 209 | 0.0172 | 605 | 0.0165 |
| 210 | 0.0144 | 606 | 0.0133 |
| | | 607 | 0.0257 |
| 301 | 0.0103 | 608 | 0.0201 |
| 302 | 0.0187 | 609 | 0.0178 |
| 303 | 0.0093 | 610 | 0.0135 |
| 304 | 0.0101 | | |
| 305 | 0.0164 | 701 | 0.0103 |
| 306 | 0.0132 | 702 | 0.0174 |
| 307 | 0.0253 | 703 | 0.0092 |
| 308 | 0.0201 | 704 | 0.0098 |
| 309 | 0.0172 | 705 | 0.0164 |
| 310 | 0.0139 | 706 | 0.0132 |
| | | 707 | 0.0253 |
| 401 | 0.0103 | 708 | 0.0201 |
| 402 | 0.0174 | 709 | 0.0172 |
| 403 | 0.0092 | 710 | 0.0139 |
| 404 | 0.0098 | | |
| 405 | 0.0165 | | |
| 406 | 0.0133 | | 1.0000 |
| 407 | 0.0257 | | |
| 408 | 0.0201 | | |
| 409 | 0.0173 | | |
| 410 | 0.0140 | | |