

of said Apartments may construct additional partitions as such co-owner or co-owners may see fit subject to the same conditions of approval.”

WHEREAS, the Fort Sumter House Association, Inc., as successor to the Developer for the purpose of designating which portions of corridors are limited common elements and to which Apartments such portions of corridors are assigned, amended the Master Deed by Amendment Number Eight recorded in the RMC Office for Charleston County in Book J212 at Page 809 to provide that a portion of the corridor located on the second floor be designated as a limited common element reserved for the use of certain Apartments located on that floor, which Amendment was consented to by J. Henry Fair, Jr., who was also a representative of the Developer; and

WHEREAS, Fort Sumter House Unit 502, LLC is the owner of Apartments 504 and 507 in the Fort Sumter Horizontal Property Regime; and

WHEREAS, Fort Sumter House Unit 502, LLC and the Fort Sumter House Association, Inc. are desirous of amending the Master Deed to designate a portion of the corridor on the fifth floor as a limited common element reserved for the use of Apartments 504 and 507; to permit the erection of a partition in said corridor; and to permit the installation of a door between Apartment 504 and the partitioned corridor.

NOW, THEREFORE, the Fort Sumter House Association, Inc. (the “Association”) with the consent of Fort Sumter House Unit 502, LLC, hereby amends the Master Deed as follows:

1. Paragraph 8(a) of the Master Deed is amended only as to Apartment Number 504 and Apartment Number 507 by adding the following language thereto:

“Provided, however, that the portion of the corridor of the fifth floor located between the “PARTITION” and the “EXISTING ENTRANCE DOOR” to Apartment 507, as shown on Exhibit “A” attached hereto and incorporated herein by reference, is designated as a limited common element reserved for the use of only Apartments 504 and 507; the co-owner or co-owners of Apartment 507 shall have the right to erect a partition and a partition door in said corridor at the locations shown on Exhibit “A” as “PARTITION” and “PARTITION DOOR,” provided that such partition shall be constructed in a manner and pursuant to the plans approved by the Association. The co-owner of Apartment 507 shall be solely responsible for all maintenance and repairs to said partition and partition door, and to that portion of the corridor on the fifth floor designated as a limited common element reserved for the use of Apartments 504 and 507, as described above. The Association shall have no responsibility to maintain or repair said partition, the partition door or that portion of the corridor on the fifth floor designated as a limited common element reserved for the use of Apartments 504 and 507.

2. The co-owner of Apartment Number 504 shall have the right to construct a door between Apartment Number 504 and the partitioned corridor in the location shown as “New Door” on Exhibit “A” attached hereto; provided, however, that the Association

reserves the right to require the co-owner of Apartment Number 504 to remove said new door in the event that Apartments 504 and 507 are no longer under common ownership. The co-owner or co-owners of Apartment of 504 shall be solely responsible for all maintenance and repairs to said new door. The Association shall have no responsibility to maintain or repair said door.

3. By signing this Amendment, Fort Sumter House Unit 502, LLC, as the owner of Apartments 504 and 507, hereby consents to this Amendment and to the maintenance and repair responsibilities set forth in paragraphs 1 and 2, above, and agrees that the same shall be binding on it and on all future owners of Apartments 504 and 507.

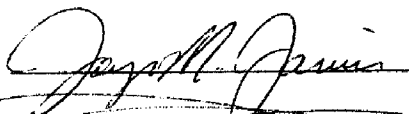
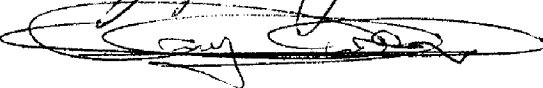
4. This Amendment shall be effective upon recordation of the same in the RMC Office for Charleston County and shall be binding upon the parties hereto, their respective heirs, successors and assigns.

5. Except as modified herein, the Master Deed, as amended, shall be and remain in full force and effect.

In witness whereof, the undersigned have executed this instrument as of the 14th day of MARCH, 2017.

IN THE PRESENCE OF:

Fort Sumter House Association, Inc.

George B. Boniface
By: GEORGE B. BONIFACE
Its: President

Elizabeth P. Dixon
By: ELIZABETH P. DIXON
Its: Secretary

FORT SUMTER HOUSE UNIT 502, LLC




M. Russell Alexander
BY: President
ITS: SOLE MEMBER

STATE OF SOUTH CAROLINA)
) ACKNOWLEDGMENT
COUNTY OF CHARLESTON)

I, Joyce M. Jarvis, the undersigned Notary Public, do hereby certify that RUSSELL HOLLISAY, in her capacity as SOLE MEMBER of Fort Sumter House Unit 502, LLC personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal this 14th day of MARCH, 2017.

Joyce M. Jarvis (SEAL)
Joyce M. Jarvis
(Print name of Notary)
Notary Public for State of SOUTH CAROLINA
My Commission Expires: My Commission Expires October 05, 2022

STATE OF SOUTH CAROLINA)
) ACKNOWLEDGMENT
COUNTY OF CHARLESTON)

I, Joyce M. Jarvis, the undersigned Notary Public, do hereby certify that the Fort Sumter House Association, Inc. by GEORGE BONIFACE, its President and ELIZABETH P. DIXON its Secretary, personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal this 14th day of MARCH, 2014.

Joyce M. Jarvis (SEAL)
(Print name of Notary)
Notary Public for State of South Carolina
My Commission Expires: My Commission Expires October 05, 2022

Holliday / Cottingham Residence

3/9/17

1/2" = 1'

