

is currently a shell unit and is not upfitted for residential occupancy. This Unit has one (1) assigned Limited Common Element parking space located on the ground level and shown on the attached site plan as Space R701 in the Parking Lift. This Unit is accessed through 483 square feet of unfinished Limited Common Element corridor/lobby/hall space located outside the elevators, stairs, and storage rooms as shown on the attached floor plans (the "Foyer Area"). Within this Unit there is eight (8) square feet of Limited Common Element chase space for fresh air flow as shown on the attached drawings. This Unit may be subdivided into two units as described in Section V(E)(1) of the Master Deed.

2. Article V(E) of the Master Deed requires the owner of the seventh floor to be responsible for upfitting and finishing the Foyer Area on the seventh floor. The owners of Units R701(A) and R701(B) agree to cooperate in good faith in upfitting and finishing the Foyer Area in a mutually agreed upon manner in order to complement the Units and to subsequently maintain them in accordance with the Community-Wide Standard, as that term is defined in the Master Deed. The owners of Units R701(A) and R701(B) also agree to build the wall dividing the Units (shown as "Property Line" on the drawing attached hereto). The owner first desiring to upfit such owner's unit shall build the wall dividing the two units and complete the upfitting and finishing of the halls and Foyer Area in accordance with plans and specifications approved by the other Unit owner, and the other Unit owner shall reimburse the first Unit owner of one-half (1/2) of the cost of said improvements in a manner mutually agreed upon by the parties, or if no agreement is made, within ten days after the invoice is presented by the owner performing the work to the other unit owner for payment.

3. With respect to the right of the seventh floor Unit owner to subdivide the seventh floor into four units as described in Article V(E)(1) of the Master Deed, two of the allocable units shall be assigned to Unit R701(A) and two of the units shall be assigned to Unit R701(B). While in connection with the within subdivision of the seventh floor Unit into two units only one additional parking space is required, the owner of the seventh floor unit has elected to allocate one membership interest in 46 Broad Street, LLC to Unit R701(A) and one membership interest in 46 Broad Street, LLC to Unit R701(B), which membership interest may not be transferred to a third party except in connection with the sale of Units R701(A) and R701(B).

4. The page of Exhibit "C" to the Master Deed relating to the seventh level floor plan (the page recorded in Book D-389 at page 312) is deleted and the drawing attached hereto is substituted therefor.

5. The reference to Unit R701 on Exhibit "D" is deleted and the following substituted therefor:

<u>Type of Unit</u>	<u>Quantity</u>	<u>Unit Value</u>	<u>Total Value</u>	<u>Percentage Ownership</u>
R701(A)	1	\$1,043,766.142	1,043,766.142	.06374144 (6.364144%)
R701(B)	1	\$ 977,142.758	977,142.758	.05967284 (5.967284%)

IN WITNESS WHEREOF, the undersigned have hereunto set their hands and seals this 23rd day of December, 2003.

WITNESSES:

Peoples Building Seventh Floor, LLC

[Signature]
Elizabeth L. Davis

By: *[Signature]*
William H. Barnwell, III, its Member

STATE OF SOUTH CAROLINA)
)
COUNTY OF CHARLESTON)

ACKNOWLEDGEMENT

The foregoing instrument was acknowledged before me this 23rd day of December, 2003, by Peoples Building Seventh Floor, LLC by William H. Barnwell, III, its Member.

Elizabeth L. Davis
NOTARY PUBLIC FOR SOUTH CAROLINA
MY COMMISSION EXPIRES: 9-11-13
AFFIX SEAL

Peoples Building Seventh Floor, LLC

Elizabeth L Davis

By: *Neal I Baker*
Neal I. Baker, its Member

STATE OF SOUTH CAROLINA)
)
COUNTY OF CHARLESTON)

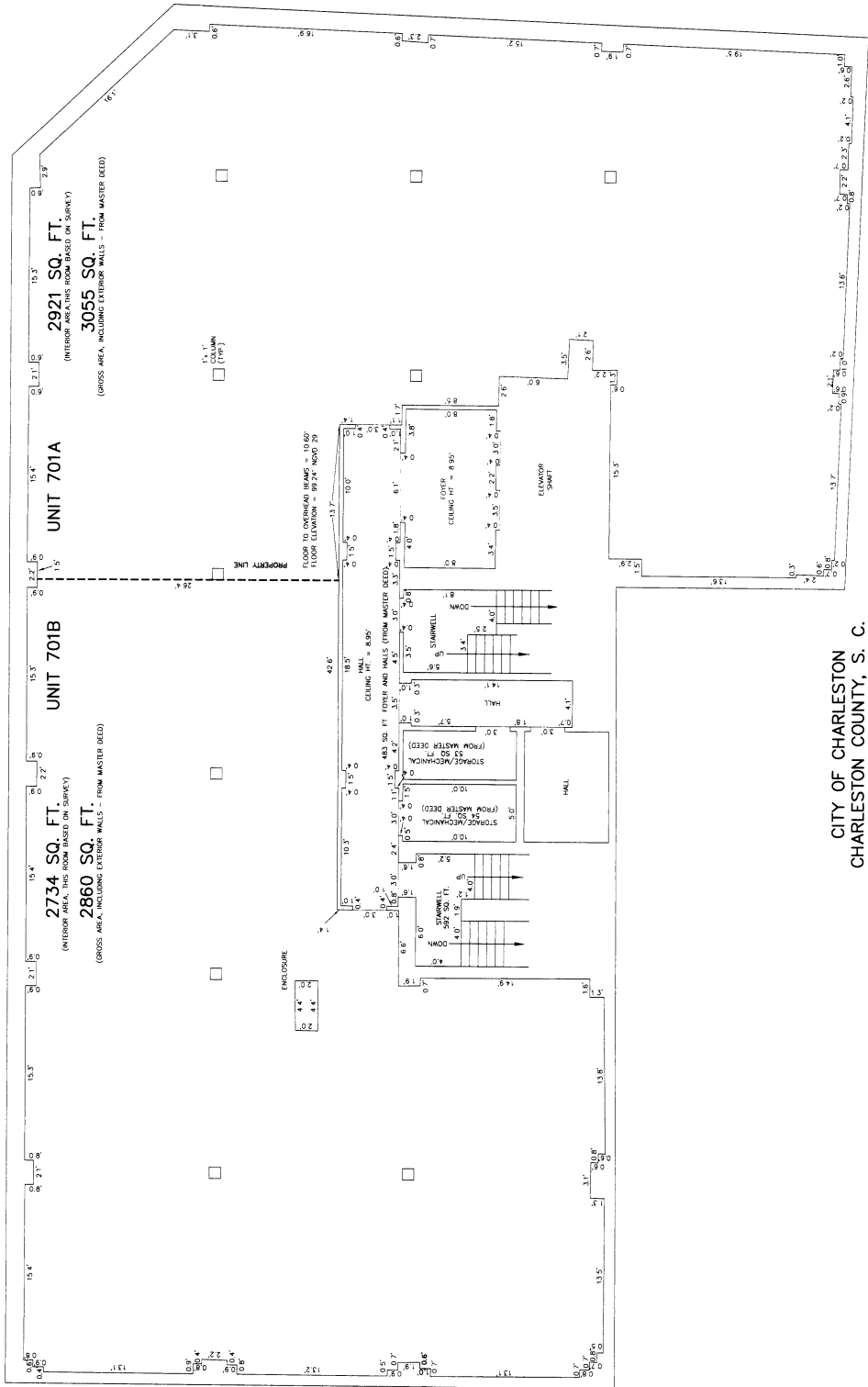
ACKNOWLEDGEMENT

The foregoing instrument was acknowledged before me this 23rd day of December, 2003, by Peoples Building Seventh Floor, LLC by Neal I. Baker, its Member.

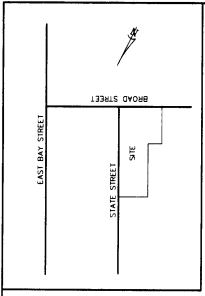
Elizabeth L Davis
NOTARY PUBLIC FOR SOUTH CAROLINA
MY COMMISSION EXPIRES: 9-11-13
AFFIX SEAL

Exhibit
 BVD 480 R6 849

STATE STREET



LOCATION MAP - NO SCALE



BROAD STREET

NOTES:
 1. ALL DIMENSIONS SHOWN ARE INTERIOR BUILDING DIMENSIONS ONLY.
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 4. ALL DIMENSIONS SHOWN ARE INTERIOR BUILDING DIMENSIONS ONLY.
 5. THE PROJECTIONS ARE FROM STATE STREET TO THE EAST AND FROM BROAD STREET TO THE WEST.
 6. THE PROJECTIONS ARE FROM STATE STREET TO THE EAST AND FROM BROAD STREET TO THE WEST.
 7. THE PROJECTIONS ARE FROM STATE STREET TO THE EAST AND FROM BROAD STREET TO THE WEST.
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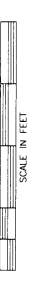
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CITY OF CHARLESTON
 CHARLESTON COUNTY, S. C.

THE PEOPLES BUILDING

SEVENTH FLOOR INTERIOR SURVEY

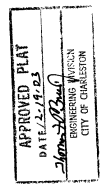
SCALE: 1"=5'
 AUGUST 28, 2002



E. M. SEABROOK, JR., INC.
 ENGINEERS - ARCHITECTS - PLANNERS

I hereby state that to the best of my knowledge, information and belief, the contents of this report are true and correct and conform to the requirements of the Minimum Standards Manual for the Practice of Professional Surveying in South Carolina, and that I have not been debarred or suspended from the practice of surveying in South Carolina.

Kevin E. Spalding
 Kevin E. Spalding
 Surveyor
 License No. 6880
 State of South Carolina
 M.F. PLAZANT, S.C. 29485
 (803) 384-4496



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PEGGY A. MOSELEY
CHARLESTON COUNTY AUDITOR

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CHARLIE LYBRAND
REGISTER
CHARLESTON COUNTY SC

**PID VERIFIED
BY ASSESSOR**
 REP *JRR*
 DATE *1/27/04*