

STATE OF SOUTH CAROLINA)
)
) SUPPLEMENTARY
) DECLARATION OF RESTRICTIONS, COVENANTS,
) EASEMENTS AND CONDITIONS
COUNTY OF CHARLESTON) RE: Book H-133, Page 351

WHEREAS, The Stiles Point Company, (the "Company") has established certain restrictions, covenants, easements and conditions related to the development of Stiles Point Plantation, which were recorded in the RMC Office for Charleston County at Book H-133, Page 351, (THE "Declaration").

WHEREAS, pursuant to Article II, Section 2(a) of the "Declaration", the "Company" has a right to bring within the plan and operation of said "Declaration" property contiguous to Stiles Point Plantation by filing a Supplementary Declaration of Covenants and Conditions.

WHEREAS, Lots A, B, and C as shown on a plat entitled "FINAL PLAT SHOWING THE SUBDIVISION OF THE STILES POINT COMPANY (TMS NO. 454-05-00-171) 0.984 ACRES TRACT INTO LOT A (0.377 ACRES), LOT B (0.328 ACRES) AND LOT C (0.279 ACRES) PROPERTY OF STILES POINT COMPANY LOCATED IN CITY OF CHARLESTON CHARLESTON COUNTY SOUTH CAROLINA", are contiguous property to Stiles Point Plantation.

NOW THEREFORE, KNOW ALL MEN BY THESE PRESENTS that THE STILES POINT COMPANY, a South Carolina Limited Partnership hereby declares that those lots, identified as Lot A, Lot B, and Lot C as shown on a Plat entitled, "FINAL PLAT SHOWING THE SUBDIVISION OF THE STILES POINT COMPANY (TMS NO. 454-05-00-171) 0.984 ACRES TRACT INTO LOT A (0.377 ACRES), LOT B (0.328 ACRES) AND LOT C (0.279 ACRES) PROPERTY OF STILES POINT COMPANY LOCATED IN CITY OF CHARLESTON CHARLESTON COUNTY SOUTH CAROLINA", which Plat was recorded in the RMC Office for Charleston County on July 29, 2009 in Plat Book L09, Page 0340, which shall hereafter be sold by the said Limited Partnership, its successors or assigns, shall be bound and covered by the Declaration, Covenants, Easements and Conditions dated October 1, 1983 and recorded October 14, 1983 in Book H-133, Page 351, RMC Office for Charleston County, subject to the following deviations and explanations, to wit:

ONE: The living areas of the main structure, exclusive of open porches, porta cocheres, garages, carports and breezeways shall not be less than twenty-two hundred (2200) square feet and not more than three thousand (3000) square feet, exclusive of finished room over garage.

TWO: LOTS A, B, and C each stand on their own, and any requirements for architectural review or amendments as pertaining to percentage of ownership will be only as to LOTS A, B, and C and not inclusive of the other sections of Stiles Point Subdivision.

THREE: That the Developer herein will not be responsible for annual assessments to the Association established by the Declaration recorded on Book H-133, Page 351, for any developed but unsold LOTS A, B, and C.

IN WITNESS WHEREOF, THE STILES POINT COMPANY, a South Carolina Limited Partnership, has caused these presents to be executed in its name by John J. Mikell, its General Partner, this _____ day of May, 2010.

WITNESSES:

THE STILES POINT COMPANY,
A SOUTH CAROLINA LIMITED
PARTNERSHIP

BY: _____
JOHN J. MIKELL
ITS: GENERAL PARTNER

STATE OF SOUTH CAROLINA)

)

PROBATE

COUNTY OF CHARLESTON)

PERSONALLY appeared before me _____ and made oath that (s)he saw the within named JOHN J. MIKELL, sign, seal and as his act and deed, deliver the within written Declaration of Covenants and Restrictions and that (s)he with _____ witnessed the execution thereof.

Witness #1

SWORN to before me this _____
day of May, 2010.

Notary Public for South Carolina

My Commission Expires: _____