

Spring Lakes at the Woodlands
First Amendment to
Declaration
of Protective
Covenants and Restrictions
And
Architectural and Landscape Guideline

At the annual meeting of the members of Spring Lakes at the Woodlands Property Owners Association, Inc. held on March 31, 2005 the following amendments were made:

FIRST: To the Declaration of Protective Covenants:

A. The Type "B" voting rights for members under paragraph 2 Voting Rights of Article V Membership and Voting Rights in the Association (page 18) are hereby amended to read as follows:

TYPE "B": Type "B" Members shall be Woodlands Associates, LLC, its successors and assigns (the "Company.") The Company shall have 1,707 votes, (a number equal to three times the total number of Type A votes [569] projected when the real estate described above has been fully developed.) less the number of votes held by Type A Members when the vote is taken. In the event additional real estate is added to the development, the votes of the Type B Member shall be increased by three times the number of Type A votes that would be appurtenant to any lots created from such real estate if such real estate were fully developed under the applicable zoning regulations.

B. The first paragraph after paragraph D under paragraph 4. *Special Assessments for Improvements and Additions* under Article VII *Covenants for Assessments* (page 26), amended to read as follows:

Such Special Assessment, before being charged, must have received the approval of the Board of Directors.

SECOND: To the Architectural and Landscape Guidelines:

The last portion of under subparagraph 2 *Driveways* (page 10), of paragraph A *Site Improvements* under Section III *Design Guidelines* was amended to read:

*Driveways for residential lots and in parking courts must be paved with a hard surface paving material approved by the ARB.

Witness the following signatures and seals.

Spring Lakes at the Woodlands Property Owners Association, Inc.

By: _____
George W. Lester, II, President

Spring Lakes at the Woodlands Architectural Review Board

By: _____
George W. Lester, II, Chairman

STATE OF VIRGINIA
CITY/COUNTY OF _____, to wit:

The foregoing instrument was acknowledged in the jurisdiction aforesaid on the _____ day of _____ 2005 by George W. Lester, II , President of Spring Lakes at the Woodlands Property Owners Association, Inc., on behalf of said corporation and by George W. Lester, II, Chairman of Spring Lakes at the Woodlands Architectural Review Board on behalf of said Board.

Notary Public

My commission expires: _____