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Pitt County, NC  
Lisa P. Nichols REG OF DEEDS

BK **3508** PG **482-492**

STATE OF NORTH CAROLINA  
COUNTY OF PITT

SECOND AMENDMENT TO DECLARATION OF COVENANTS  
CONDITIONS AND RESTRICTIONS FOR  
SOUTH OAKS AERODROME SUBDIVISION

THIS SECOND AMENDMENT is made on the day and date hereinafter set forth by at least eighty (80%) percent of the Lot Owners of South Oaks Aerodrome Subdivision Homeowners Association, hereinafter sometimes referred to severally as the "Lot Owners".

STATEMENT OF PURPOSE

WHEREAS, the Lot Owners wish to amend the Original Declaration of Covenants Conditions and Restrictions for South Oaks Aerodrome Subdivision recorded on August 28, 2006 in Book 2178, at Pages 4 to 23 in Pitt County Register of Deeds, Page 8 in Article VI, Section 6.3: General Guidelines wherein originally stated:

The placement and construction of improvements on the Lots shall be subject to the following general requirements: (a) Every dwelling constructed on a Lot shall contain the minimum number of square feet of fully enclosed and heated floor space as follows: 1,800 square feet for one story dwellings, 1,200 square feet on the first level for one and one-half story, split-level, and two story dwellings. For purposes hereof, the "fully enclosed and heated and floor space" of a dwelling shall exclude decks, patios, terraces, basements, attached garages and carports, accessory buildings, unheated storage areas and screened porches.

NOW THEREFORE, the Lot Owners do hereby publish and declare the Declaration of Covenants Conditions and Restrictions for South Oaks Aerodrome Subdivision recorded on August 28, 2006 in Book 2178, at Pages 4 to 23 in Pitt County Register of Deeds, Page 8 in Article VI, Section 6.3: General Guidelines be clarified to include additional language which states:

The placement and construction of improvements on the Lots shall be subject to the following general requirements: **(a) The initial construction on any unimproved Lot must contain a dwelling as defined on Page 8 in Article VI, Section 6.2 of the Declaration of Covenants Conditions and Restrictions for South Oaks Aerodrome Subdivision. This dwelling must contain (eighteen hundred) 1,800 square feet of dedicated and conditioned living space with a minimum of (twelve hundred) 1,200 square feet on the ground floor. Prior to construction and permitting, the facade and footprint must be approved by the Architectural Committee. If the overall square footage of any approved initial construction exceeds (twenty-eight hundred) 2,800 square feet, including garages or any space of similar use, but excluding porches, decks, carports and overhangs, the dedicated conditioned living space must still exceed (twelve hundred) 1,200 square feet.**

IN WITNESS WHEREOF, the Lot Owners, has executed this Amendment, this the 7 day of December, 2016.

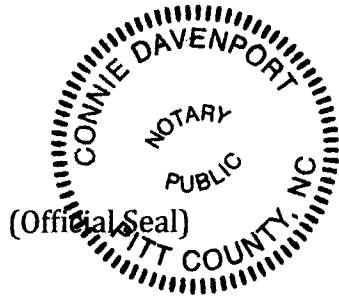
Jimmy D. Brinn, Jr. (SEAL)  
JIMMY D. BRINN, JR., Lot 1 and 2 Owner  
South Oaks Aerodrome Subdivision

Paula O. Brinn (SEAL)  
PAULA O. BRINN, Lot 1 and 2 Owner  
South Oaks Aerodrome Subdivision

STATE OF NORTH CAROLINA  
Pitt COUNTY

I certify that the following person(s) personally appeared before me this day, acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated: JIMMY D. BRINN, JR. and PAULA O. BRINN, Lots 1 and 2 Owners, South Oaks Aerodrome Subdivision.

This the 7 day of December, 2016.



Connie Davenport  
Notary Public  
My Commission expires: January 31, 2017

IN WITNESS WHEREOF, the Lot Owners, has executed this  
Amendment, this the \_\_\_\_ day of \_\_\_\_\_, 2016.

\_\_\_\_\_(SEAL)  
LESTER L. BINGMAN, Lot 3 Owner  
South Oaks Aerodrome Subdivision

\_\_\_\_\_(SEAL)  
WANDA B. BINGMAN, Lot 3 Owner  
South Oaks Aerodrome Subdivision

STATE OF NORTH CAROLINA  
\_\_\_\_\_ COUNTY

I certify that the following person(s) personally appeared before me  
this day, acknowledging to me that he or she voluntarily signed the foregoing  
document for the purpose stated therein and in the capacity indicated: LESTER L.  
BINGMAN and WANDA B. BINGMAN, Lot 3 Owners, South Oaks Aerodrome  
Subdivision.


This the \_\_\_\_ day of \_\_\_\_\_, 2016.

\_\_\_\_\_  
Notary Public

My Commission expires: \_\_\_\_\_

(Official Seal)

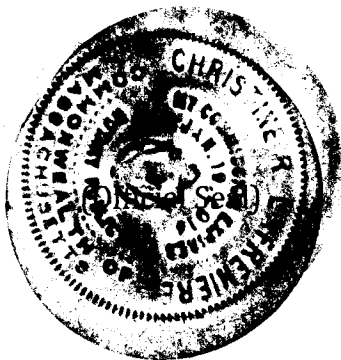
IN WITNESS WHEREOF, the Lot Owners, has executed this Amendment, this the 11 day of November, 2016.

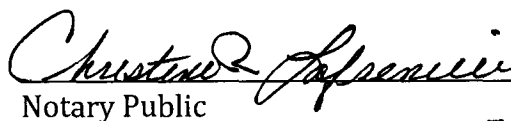
 (SEAL)  
RICHARD SACCHETTI on behalf of  
Helping Hands of America  
Foundation, Inc. on behalf of  
Congregation of the Scared Heart  
US Province, Lots 4, 6, 9, and 10 Owner  
South Oaks Aerodrome Subdivision

MASSACHUSETTS  
STATE OF NORTH CAROLINA  
Norfolk COUNTY

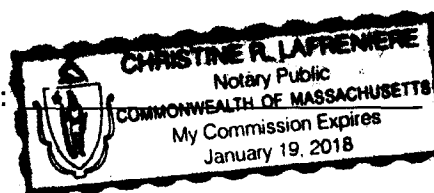
I certify that the following person(s) personally appeared before me this day, acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated: RICHARD SACCHETTI on behalf of Helping Hands of America Foundation, Inc. on behalf of Congregation of the Scared Heart US Province, Lots 4, 6, 9, and 10 Owner, South Oaks Aerodrome Subdivision.

This the 11 day of November, 2016.



  
Notary Public

My Commission expires:



IN WITNESS WHEREOF, the Lot Owners, has executed this Amendment, this the 14<sup>th</sup> day of December, 2016.

*Johnnie W. Spivey, Jr.* (SEAL)  
JOHNNIE W. SPIVEY, JR., Lot 5 Owner  
South Oaks Aerodrome Subdivision

*Priscilla Lynn Spivey* (SEAL)  
PRISCILLA LYNN SPIVEY, Lot 5 Owner  
South Oaks Aerodrome Subdivision

STATE OF NORTH CAROLINA  
Pitt COUNTY

I certify that the following person(s) personally appeared before me this day, acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated: JOHNNIE W. SPIVEY, JR. and PRISCILLA LYNN SPIVEY, Lot 5 Owners, South Oaks Aerodrome Subdivision.

This the 14<sup>th</sup> day of December, 2016.

*Cynthia M. Goltermann*  
Notary Public

My Commission expires: Aug. 28<sup>th</sup> 2019

(Official Seal)



IN WITNESS WHEREOF, the Lot Owners, has executed this Amendment, this the 15 day of November, 2016.

Glenda S. Wilkins (SEAL)  
GLENDA S. WILKINS, Lot 7 Owner  
South Oaks Aerodrome Subdivision

STATE OF NORTH CAROLINA  
Pitt COUNTY

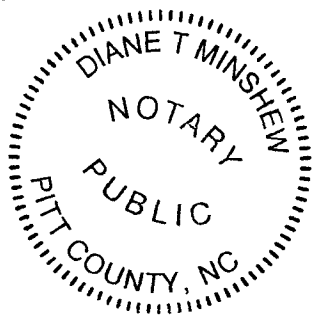
I certify that the following person(s) personally appeared before me this day, acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated: GLENDA S. WILKINS, Lot 7 Owner, South Oaks Aerodrome Subdivision.

This the 15 day of November, 2016.

Diane T Minshe  
Notary Public

My Commission expires: 8-22-2021

(Official Seal)



IN WITNESS WHEREOF, the Lot Owners, has executed this Amendment, this the 7<sup>th</sup> day of December, 2016.

[Signature] (SEAL)  
JOHN C. MOZINGO, Lot 8 Owner  
South Oaks Aerodrome Subdivision

[Signature] (SEAL)  
LISA B. MOZINGO, Lot 8 Owner  
South Oaks Aerodrome Subdivision

STATE OF NORTH CAROLINA  
Pitt COUNTY

I certify that the following person(s) personally appeared before me this day, acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated: JOHN C. MOZINGO and LISA B. MOZINGO, Lot 8 Owners, South Oaks Aerodrome Subdivision.

This the 7<sup>th</sup> day of December, 2016.

[Signature]  
Notary Public

My Commission expires: April 30, 2018



IN WITNESS WHEREOF, the Lot Owners, has executed this Amendment, this the 18 day of November, 2016.

Mark A Davis (SEAL)  
MARK A. DAVIS, Lot 11 Owner  
South Oaks Aerodrome Subdivision

STATE OF NORTH CAROLINA  
Pitt COUNTY

I certify that the following person(s) personally appeared before me this day, acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated: MARK A. DAVIS, Lot 11 Owner, South Oaks Aerodrome Subdivision.

This the 18<sup>th</sup> day of November, 2016.

Sharon Sigman  
Notary Public

My Commission expires: 08 March 2021



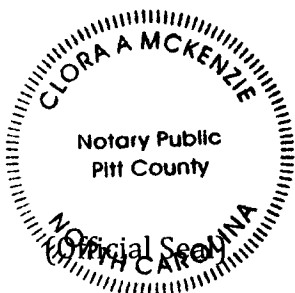
IN WITNESS WHEREOF, the Lot Owners, has executed this Amendment, this the 7 day of December, 2016.

*George B. Tamvakis* (SEAL)  
GEORGE B. TAMVAKIS, Lot 12 Owner  
South Oaks Aerodrome Subdivision

STATE OF NORTH CAROLINA  
Pitt COUNTY

I certify that the following person(s) personally appeared before me this day, acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated: GEORGE B. TAMVAKIS, Lot 12 Owner, South Oaks Aerodrome Subdivision.

This the 7<sup>th</sup> day of December, 2016.



*Clora A. McKenzie*  
Notary Public

My Commission expires: Feb. 15, 2021

IN WITNESS WHEREOF, the Lot Owners, has executed this Amendment, this the 28<sup>th</sup> day of November, 2016.

[Signature] (SEAL)  
CHARLES A. LEWIS, JR. on behalf of  
SOUTH OAKS AERODROME LLC, Lot 14 Owner

[Signature] (SEAL)  
JUDY NOBLES LEWIS on behalf of  
SOUTH OAKS AERODROME LLC, Lot 14 Owner

STATE OF NORTH CAROLINA  
Beaufort COUNTY

I certify that the following person(s) personally appeared before me this day, acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated: CHARLES A LEWIS, JR. and JUDY NOBLES LEWIS on behalf of South Oaks Aerodrome, LLC, Lot 14 Owner, South Oaks Aerodrome Subdivision.

This the 28 day of November, 2016.

[Signature]  
Notary Public

My Commission expires: 8-8-17

