

AMENDMENT TO
HERITAGE PINES HOMEOWNERS ASSOCIATION INC
DECLARATIONS OF PROTECTIVE COVENANTS, CONDITIONS
AND RESTRICTIONS

This first amendment to HERITAGE PINES HOMEOWNERS ASSOCIATION INC Declaration of Covenants, Conditions and Restrictions (this Amendment) is made and entered into as of 26 day of September, 2024 by Heritage Oaks Investments, LLC, an Alabama Limited Liability Company (Developer).

RECITALS

The Developer, have heretofore caused certain real property to be submitted to the terms and provision of Heritage Pines Homeowners Association Inc Declaration of Protective Covenants, Conditions and Restrictions dated as of 30 day of July, 2024, which has been recorded in **Instrument Number 20240730000235650** in the Office of Judge of Probate of Shelby County, Alabama in said Probate Office (collectively, the Declaration).

Heritage Oaks Investments, LLC is the owner and developer of that certain real property situated in Shelby, Alabama which is known as Heritage Pines and includes 12 tracts, aka tracts 7-18 per original Declaration. This first amendment is said to include lots 1-6 as recorded on **Map Book 60 Page 53** in the Judge of Probate of Shelby County on the 25 day of September 2024 and any and all real properties known to be located in Heritage Pines more particularly described in Exhibit A as attached hereto and incorporated hereby reference.

Pursuant to Section 2.0 of the Declaration, Heritage Oaks Investments LLC, Developer desire to submit additional property as phases to all the terms and provisions of the Declaration.

NOW, THEREFORE, in consideration of the premises, the mutual covenants and Agreement hereinafter set forth and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Heritage Oaks Investments, LLC do hereby agree as follows:

1) **ADDITIONAL PROPERTY.** Pursuant to the terms and provisions of Section 2.0 of the Declaration, Heritage Oaks Investments, LLC do hereby declare that the Additional Property known as Lots 1-6, and all properties known to be located in Heritage Pines, described in Exhibit A hereto shall be and hereby is submitted to all of the terms and provisions of the Declaration and that the additional property shall be held, developed, improved, transferred, sold conveyed, leased occupied and used subject to all of the easements, covenants, conditions, restrictions, assessments, charges, liens and regulations set forth in the Declaration, which shall binding upon and inure to the benefit of all parties acquiring or having any right, title or interest in any portion of the additional property and their respective heirs, executors, administrators, personal representatives, successor and assigns. From and after the date hereof, all referenced in the Declaration to the property shall mean and include the additional property known as Lots 1-6, and all properties known to be located in Heritage Pines described in Exhibit A hereto, the original property described in the Declaration, and any other additional property which has been added to the terms of the provision of the Declaration.

2) **FULL FORCE AND EFFECT.** Except as expressly modified and amended by this Amendment, all of the terms and provisions of the Declaration shall remain in full force and effect and hereby ratified, confirmed and approved.

IN WITNESS WHEREOF, Heritage Oaks Investments, LLC. have caused this Amendment to be executed as of the day and year first written above.

Heritage Oaks Investments, LLC

Glenn Siddle

By: Glenn Siddle, Managing Member

STATE OF ALABAMA

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COUNTY OF SHELBY

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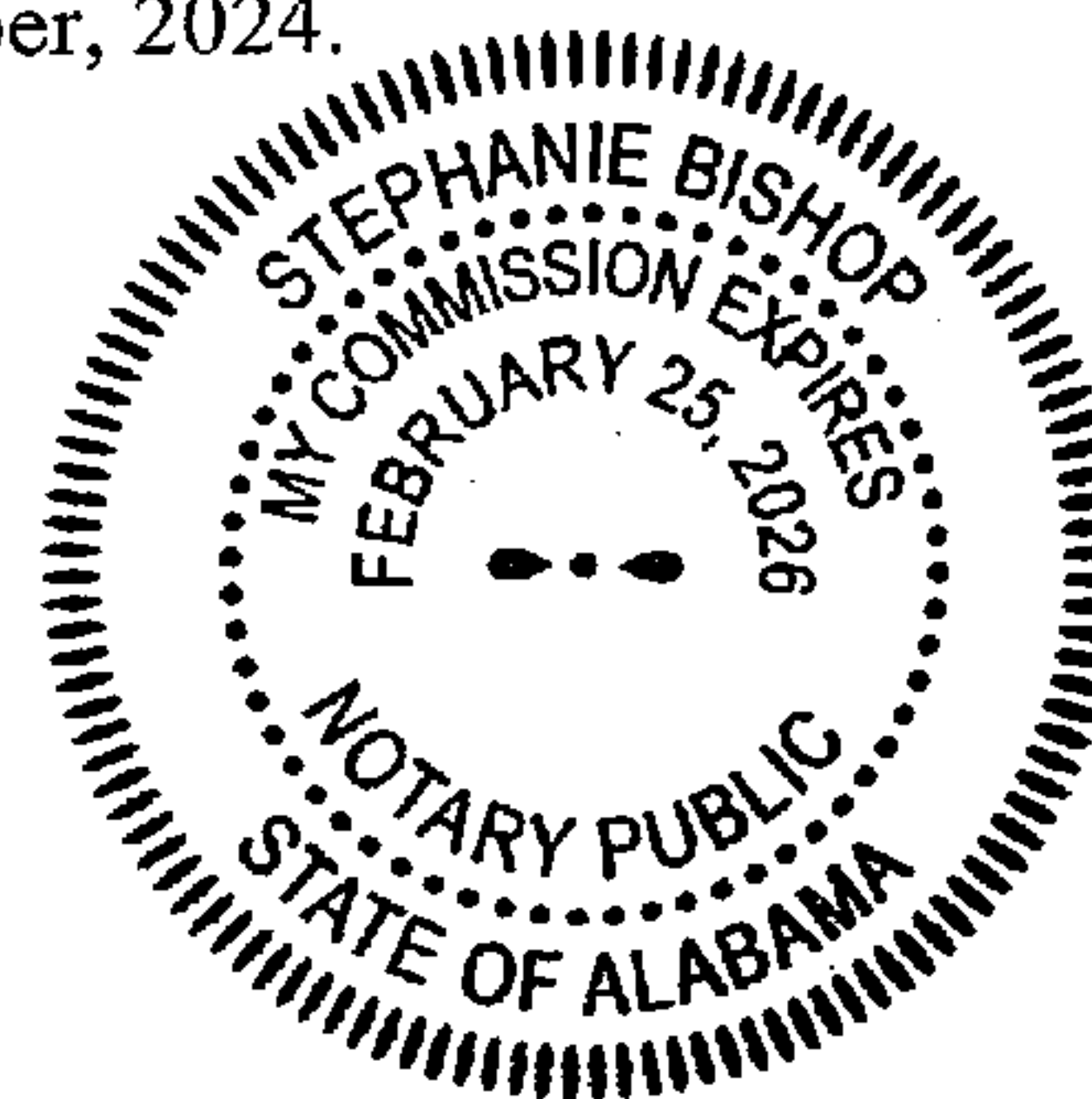
I, the undersigned, a Notary Public in and for the County and State aforesaid, do hereby certify that Glenn Siddle as Managing Member of Heritage Oaks Investments, LLC, personally known to me to be the person who executed the within instrument whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed and delivered said instrument as his free and voluntary act and as the free and voluntary act of Heritage Oaks Investments, LLC, aforesaid, for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal this, 26 day of September, 2024.

Notary Public

Stephanie Bishop

My commission expires: 2/25/26



Allen S. Byrd