

FILED IN OFFICE  
CLERK OF SUPERIOR COURT  
CHEROKEE COUNTY, GA

01 MAY 25 PM 12:38

BOOK 4604 PAGE 167  
*Anne M. Pearson*

14.00

Upon recording, please return to:

1/1

M. Maxine Hicks, Esq.  
Cofer, Beauchamp, Stradley & Hicks, LLP  
99 West Paces Ferry Road, N.W.  
Suite 200  
Atlanta, Georgia 30305

# 18757  
STATE OF GEORGIA

COUNTY OF CHEROKEE

Reference:  
Deed Book 3628,  
Page 165

**SUPPLEMENTAL DECLARATION OF COVENANTS, CONDITIONS,  
AND RESTRICTIONS FOR HAWKS RIDGE**

(Unit IV)

THIS SUPPLEMENTAL DECLARATION is made this \_\_\_\_ day of \_\_\_\_\_, 2001, by GREY HAWK RIDGE DEVELOPMENT COMPANY, LLC, doing business as HAWKS RIDGE DEVELOPMENT COMPANY, a Delaware limited liability company (hereinafter referred to as "Declarant").

WITNESSETH:

WHEREAS, Declarant prepared and filed of record that certain Declaration of Covenants, Conditions, and Restrictions for Hawks Ridge in Deed Book 3628, Page 165, et seq., in the Office of the Clerk of Superior Court of Cherokee County, Georgia (herein referred to as the "Declaration"); and

WHEREAS, pursuant to the terms of Article 7 of the Declaration, the Declarant may submit certain additional property described on Exhibit "B" to the Declaration to the terms of the Declaration; and

WHEREAS, Declarant is the owner of the real property described on Exhibit "A" attached hereto and incorporated herein by this reference ("Additional Property"); and

WHEREAS, the Additional Property is a portion of that property described on Exhibit "B" to the Declaration; and

WHEREAS, the Declarant desires to submit the Additional Property to the terms of the Declaration;

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(Unit IV)

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WITNESSETH:

WHEREAS, Declarant prepared and filed of record that certain Declaration of Covenants, Conditions, and Restrictions for Hawks Ridge in Deed Book 3628, Page 165, et seq., in the Office of the Clerk of Superior Court of Cherokee County, Georgia (herein referred to as the "Declaration"); and

WHEREAS, pursuant to the terms of Article 7 of the Declaration, the Declarant may submit certain additional property described on Exhibit "B" to the Declaration to the terms of the Declaration; and

WHEREAS, Declarant is the owner of the real property described on Exhibit "A" attached hereto and incorporated herein by this reference ("Additional Property"); and

WHEREAS, the Additional Property is a portion of that property described on Exhibit "B" to the Declaration; and

WHEREAS, the Declarant desires to submit the Additional Property to the terms of the Declaration;

NOW, THEREFORE, pursuant to the powers retained by Declarant under the Declaration, Declarant hereby subjects the real property described on Exhibit "A" hereof to the provisions of the Declaration and this Supplemental Declaration, which shall apply to such property in addition to the provisions of the Declaration. Such property shall be sold, transferred, used, conveyed, occupied, and mortgaged or otherwise encumbered pursuant to the provisions of this Supplemental Declaration and the Declaration, both of which shall run with the title to such property and shall be binding upon all persons having any right, title, or any interest in such property, their respective heirs, legal representatives, successors, successors-in-title, and assigns. The provisions of this Supplemental Declaration shall be binding upon the Hawks Ridge Community Association, Inc. in accordance with the terms of the Declaration.

**ARTICLE 1**

**Definitions**

The definitions set forth in Article 1 of the Declaration are incorporated herein by reference.

**ARTICLE 2**

**Amendment to Supplemental Declaration**

This Supplemental Declaration may be unilaterally amended by the Declarant in accordance with Article 7, Section 7.1 of the Declaration.

**ARTICLE 3**

**Declaration**

Except as specifically amended hereby, the Declaration and all terms thereof shall remain in full force and effect.

IN WITNESS WHEREOF, the undersigned Declarant has executed this Supplemental Declaration the day and year first above written.

**DECLARANT:**

Grey Hawk Ridge Development Co., LLC, doing business as HAWKS RIDGE DEVELOPMENT COMPANY

By: [Signature] [SEAL]  
Name: J Michael Nixon

[Signature]  
Unofficial Witness  
[Signature]  
Notary Public  
Commission expires: 2/25/03



**EXHIBIT "A"****Additional Property**

## HAWKS RIDGE UNIT IV

All that tract or parcel of land located in Land Lots 752 and 761 of the 3rd District, 2nd Section of Cherokee County, Georgia, containing 27.22 acres and being shown on that certain final Subdivision Plat of Hawks Ridge, Unit IV, as such Plat is recorded in Plat Book 63, Page 195, Cherokee County, Georgia Records, which Plat is incorporated herein by this reference.

*Rec 5-31-2001*