

This Instrument Prepared By:

Property Solutions of Middle Tennessee
Clear Creek HOA
2146 N. Thompson Lane, Suite B
Murfreesboro, TN 37129

**AMENDMENT TO THE RESTRICTIVE COVENANTS AND CONDITIONS
APPLYING TO THE SUBDIVISION NAMED
CLEAR CREEK**

THIS AMENDMENT is made by Clear Creek LLC, a Tennessee Limited Liability Company, Declarant for Clear Creek Subdivision pursuant to the Declaration of Protective Covenants, Conditions, & Restrictions for Clear Creek Subdivision (the “Declaration”) of record in Record Book 1584, Page 3793-3834, of the Register’s Office of Rutherford County, Tennessee.

WHEREAS, the undersigned now intends to amend certain portions of the Declaration.

NOW THEREFORE, for valuable consideration and in compliance with the Amendment requirements of the Declaration, the undersigned Declarant(s) do hereby amend the Declaration as follows:

1. **ARTICLE VII, Item 1. Improvement Restrictions.**

Item c. {i} Shall be Amended and Restated to read:

No fences will be allowed in any front yards. No fences will be allowed in the side or rear yards without prior approval by the Architectural Review Committee. All fences must be located at least 2-2.5 feet from each lot boundary line. No fence shall be located upon or within a dedicated easement.

Pre-approved fence styles are listed below, but still need approval from the Architectural Review Committee prior to installation.

1. Black Aluminum fence a minimum of 4 foot in height, but not to exceed 5 feet in height.
2. “Invisible or Underground” dog fence.

Item n. Has the addition of the following:

Outbuildings and Storage Sheds are prohibited upon any lot.

Item s. Shall be Amended and Restated to read:

All front yards including fronts on corner lots must be sodded with fescue or fescue blend grass. No Bermuda grass may be seeded or sodded. Foundation shrubbery is required for all buildings.

Except as expressly Amended hereby, the terms and provisions of the Declaration shall continue in full force and effect.

WITNESS its signature this 18TH day of July 2018.

“Declarant”



Clear Creek LLC, a Tennessee Limited Liability Company
By: Bob Parks, Member

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Personally appeared before me, a Notary Public, in and for the State and County aforementioned, Bob Parks, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who, upon his oath, acknowledged himself to be the Member of Clear Creek LLC, the Declarant for Clear Creek HOA, and that he as such Member and Declarant, being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing his name on behalf of Clear Creek HOA.

WITNESS MY HAND and official seal at office in Murfreesboro, Tennessee, on this the 18TH day of July 2018.




Notary Public

My Commission Expires: 11-17-19