

# 91.00 Catlett  
# 523 p/u

618209

Prepared by:  
Thomas I Starling  
Attorney at Law  
1675 Lakeland Drive, Suite 501  
  
(601) 362-8490

Return to:  
Thomas I. Starling  
Attorney at Law  
1675 Lakeland Drive,  
Suite 501  
  
(601) 362-8490

STATE OF MISSISSIPPI  
COUNTY OF MADISON

**AMENDMENT TO  
DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS  
FOR WELLINGTON PART ONE -A**

Catlett Road Properties, LLC  
P.O. Box 628  
Ridgeland, MS 39158  
(601) 977-9911

Grantor  
Address &  
Phone #

INDEXING INSTRUCTIONS: All lots in Wellington Part One - A

WHEREAS, by Declaration dated 8th day of June, 2009, Catlett Road Properties, LLC, as Declarant filed those certain Covenants, Conditions and Restrictions for Wellington Part One - A, a subdivision in Madison County, Mississippi, in Book 2437 at Page 378 , in the office of the Chancery Clerk of Madison County, Mississippi, and

WHEREAS, Article XIV, Section 2 of said Covenants provides that the Declarant may amend the Covenants at any time prior to January 1, 2025, and

WHEREAS, the undersigned Catlett Road Properties, LLC, the Declarant, desires to amend the above reference Covenants, Conditions and Restrictions.

NOW, THEREFORE, for and in consideration of the mutual benefits and advantages to them and for the sum of Ten Dollars (\$10.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, and other good and valuable considerations, the undersigned Catlett Road Properties, LLC do hereby amend the Covenants, Conditions and Restrictions for Wellington Part One -A, as follows:

Article XI, "USE RESTRICTIONS", is hereby amended to read as follows:

Section 6. "Antennas" No television antenna, radio receiver or similar device shall be attached to or installed on any portion of the Property, unless contained entirely within the interior of a home or other structure, nor shall radio or television signals nor any other form of electromagnetic radiation be permitted to originate from any Lot which unreasonably interfere with reception or other signals within the Property. No satellite dish exceeding twenty-four inches (24") in diameter shall be allowed. No satellite dish may be installed on the front of the house. The lot owner shall be required to select the least conspicuous site, relative to views primarily from the street, but also for adjoining lots, for mounting any satellite dish as is practical considering such factors which include, but are not limited to, satellite location, terrain, and foliage. If the Declarant determines that a lot owner has not selected the least conspicuous site, the lot owner shall be required to remove and relocate the satellite dish. Provided further, that the Declarant and Association shall not be prohibited from installing equipment necessary for a master antenna, cable television, mobile radio or other similar systems within the Property.

Section 15. "Fences". No fence, wall or hedge shall be placed on any lot nearer to any street than 15 feet behind the front corners of the house on said lot. Corner lot fencing, wall or hedges shall not be located any closer to the side street property line than the house setback. No fence, wall or hedge shall be placed on any portion of the lot higher than 6 feet from the ground. No utility chain link or similar fencing shall be constructed on any lot. All fences to be constructed must be privacy or good neighbor fences, provided however, all lake front lots shall be required to have 4' foot black iron fences across the back, wood sides that step down to the 4' foot iron fence will be permitted.

WITNESS OUR SIGNATURE, this the 5<sup>th</sup> day of MAY, 2010.

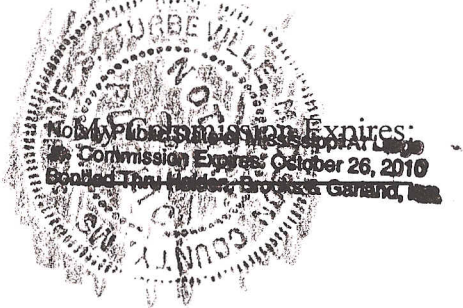
Catlett Road Properties, LLC

By: Nolan D. Palmer  
Nolan D. Palmer, Manager

STATE OF MISSISSIPPI  
 COUNTY OF MADISON

PERSONALLY appeared before me, the undersigned authority in and for said county and state, on this the 5<sup>th</sup> day of May, 2010, within my jurisdiction, the within named Nolan D. Palmer, who acknowledged that he is the Manager of Catlett Road Properties, LLC, a Mississippi limited liability company, and that for and of behalf of said company, and as its act and deed, he executed the above and foregoing instrument, after first having been duly authorized by said company so to do.

*James L. Aubrey*  
 NOTARY PUBLIC



9121 / 1, 19-58, 73-100, 133-145

MADISON COUNTY MS This instrument was filed for record MAY 5, 2010 at 4:25p .M.

Book 2533 Page 813  
 ARTHUR JOHNSTON, C. C.

BY: Hm D.C.

