

THIS INSTRUMENT PREPARED BY:
Thomas H. Copeland
COPELAND & BELL PLC
111 W. Grundy Street
Tullahoma, TN 37388

**AMENDMENT NO. 5 TO THE RESTATED DECLARATION
OF COVENANTS, CONDITIONS AND RESTRICTIONS
FOR TWIN CREEKS VILLAGE ("CCR")**

Pursuant to the authority granted in Article X, Paragraph 2 of the CCR of record in Deed Book 410, page 396, Register's Office of Franklin County, Tennessee, Twin Creeks Properties LLC ("Developer") amends the following:

Article VI. Paragraph 2. Use Restrictions:

"(a) Residential Use. Each Lot shall be used only for private, single-family residential purposes consistent with this Declaration, and not otherwise. The Development is not a campground. No camping in any form will be permitted in the Development.

(b) Prohibited Structures/RVs. There shall be no single wide mobile homes or manufactured homes, no double wide mobile homes or manufactured homes, no modular homes/buildings or buses or any RV with kitchen or bath facilities situated on any Lot as a residence or for storage, either temporarily or permanently.

(c) Damaged Improvements. In case of complete or partial destruction of any structure by fire, windstorm or other cause, said structure must be rebuilt and the debris removed from the premises within six (6) months of the occurrence.

(d) Tree Planting. Each Owner shall refrain from planting trees or landscaping which could obstruct or impair the view of Tims Ford Lake from other Lots. In the event any tree or landscaping planted by an Owner unreasonably obstructs or impairs the view of Tims Ford Lake from another Owner's Lot, the Owner who planted such tree or landscaping shall use reasonable efforts to prune or thin trees or other landscaping so as to remove any obstruction or impairment.

(e) Home Businesses. No house or other structure on any lot, shall be used for any business purpose that involves employment of personnel other than residents of the Improvements or in-person, on-Lot sales involving non-residents. A home based Internet business may be conducted within a residence, provided that deliveries to the residence do not exceed two (2) UPS, Federal Express or similar express carriers per day. No advertisement of any kind will be permitted on any Lot for a home-based business. No Lot or residence shall be used for a public meeting facility for a club, church, sports exhibition, etc., whether for profit or nonprofit; provided, however, this restriction is not intended to prevent an Owner from using his property for social, religious, or sporting activities that are normal and usual in private dwellings.

(f) Codes. Each Owner shall observe all governmental building codes, health restrictions, zoning restrictions and other regulations applicable to

his Lot. In the event of any conflict between any provision of such governmental code, regulation or restriction and any provision of this Declaration, the more restrictive provision shall apply.

(g) Rules and Regulations. The Directors may establish rules and regulations governing the conduct of Owners, their families, invitees, agents, servants and contractors on the Lots or the Common Areas of the Development to assure that the conduct of such persons meets acceptable standards and meets acceptable public safety requirements. Such rules and regulations shall be binding following notice of the adoption thereof to Owners."

WITNESS my hand this 1 day of SEPTEMBER, 2020.

TWIN CREEKS PROPERTIES LLC

By: [Signature]
Jeffrey Kinney, Chief Manager

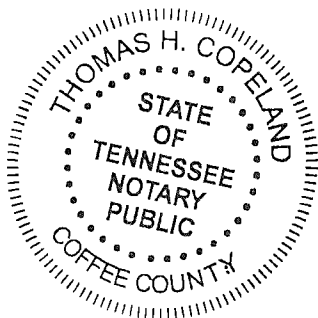
STATE OF TENNESSEE
COUNTY OF COFFEE

Personally appeared before me, a Notary Public in and for said State and County, JEFFREY KINNEY, to me known to be the person described in and who executed the foregoing instrument, and who acknowledged that he is a Chief Manager of Twin Creeks Properties LLC, and is authorized to execute this instrument on behalf of Twin Creeks Properties LLC, for the purposes therein contained.

WITNESS MY HAND AND OFFICIAL SEAL this 1 day of SEPTEMBER, 2020.

[Signature]
NOTARY PUBLIC

My Commission Expires: 3/17/21



TRUE COPY CERTIFICATION

I, THOMAS H. COPELAND, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

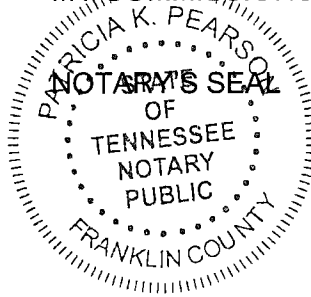
Thomas H. Copeland
SIGNATURE

STATE OF TENNESSEE
COUNTY OF COFFEE

Personally, appeared before me, PATRICIA K. PEARSON, a notary public for this county and state, Thomas H. Copeland, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Patricia K. Pearson
NOTARY SIGNATURE

MY COMMISSIONS EXPIRES: 03-18-2023



**BK/PG:D446/654-656
20006019**

3 PGS : AMENDMENT RES. COVENANTS	
DENISE MARSHALL 132279 - 20006019	
09/01/2020 - 01:55 PM	
VALUE	
MORTGAGE TAX	0.00
TRANSFER TAX	0.00
RECORDING FEE	15.00
DP FEE	2.00
REGISTER'S FEE	0.00
TOTAL AMOUNT	17.00

STATE of TENNESSEE, FRANKLIN COUNTY

DENISE INGLE MARSHALL
REGISTER OF DEEDS