

033419

**AMENDMENT TO STONEGATE
DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS**

WHEREAS, STONEGATE ASSOCIATES, a Maine limited partnership, declared that certain real property located in Cape Elizabeth, County of Cumberland, State of Maine, be sold subject to a Declaration of Covenants, Conditions and Restrictions, dated October 14, 1987 and filed in the Cumberland County Registry of Deeds at Book 8016, Page 199 and amended at Book 8340, Page 45, hereinafter referred to as the "Declaration".

WHEREAS, the said Stonegate Associates is currently the owner of Lots 1-8, 18, 22-24, 38-46, 49 and 51.

WHEREAS, said lots are allocated more than 67 percent of the votes for purposes of amending the Declaration.

WHEREAS, the said Stonegate Associates, after consultation with the Stonegate Home Owners Association on June 16, 1989, desires to amend said Declaration.

NOW THEREFORE, the said Stonegate Associates hereby approves the following amendments and amends the Declaration in accordance with Article V of the Declaration:

1. The following paragraph is added to Article IV of the Declaration:

Declarant is the owner of land south and west of the Property, said land being described in deeds filed in the Cumberland County Registry of Deeds at Book 8713, Pages 230 and 233. The Declarant intends to develop said land as residential property and hereby gives notice that it may utilize all or part of Lot 49, Stonegate Road and/or Graystone Road to connect to existing and future roads serving said land and areas adjacent to said land. Reference is made to a plan filed in the Cumberland County Registry of Deeds at Plan Book 178, Page 3 showing development plans for a portion of said land.

2. Subparagraph b) of the second paragraph of Article V of the Declaration is revised to read as follows:

b) May 29, 1990.

IN WITNESS WHEREOF, Robert H. Taylor, Jr., Managing General Partner of the said Stonegate Associates, hereunto duly authorized, has set his hand this 18th day of July, 1989.

STONEGATE ASSOCIATES

Michael P. McCann
Witness

Robert H. Taylor, Jr.
Robert H. Taylor, Jr., Managing
General Partner

STATE OF MAINE

the said Stonegate Associates.

Before me,

RECEIVED
CLERK OF DEEDS
1989 JUL 20 PM 3:38

CUMBERLAND COUNTY

Michael P. McCann
Notary Public

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