

**THIRD AMENDMENT TO
CONDOMINIUM DECLARATION FOR
COTTAGES AT SOUTHFORK CONDOMINIUM**

ORIG: 112 BNDL: 12261
8/12/2010 11:13:28 AM

STATE OF LOUISIANA

FILED AND RECORDED
EAST BATON ROUGE PARISH, LA
DOUG WELBORN
CLERK OF COURT AND RECORDER

PARISH OF EAST BATON ROUGE

CUSTOMER PROVIDED COPY FOR
CERTIFIED TRUE COPY

WHEREAS, the Condominium Declaration for Cottages at Southfork Condominium (the "Original Declaration") dated July 10, 2007, executed by The Cottages at Southfork, L.L.C., as Declarant ("Declarant"), was duly recorded in the official records of East Baton Rouge Parish, Louisiana, in Original 7, Bundle 11973, on July 11, 2007;

Colleen Muscar
DEPUTY CLERK AND RECORDER

WHEREAS, the Original Declaration was amended by that certain First Amendment to Condominium Declaration for Cottages at Southfork Condominium (the "First Amendment"), dated February 16, 2009, executed by the Declarant, and duly recorded in the official records of East Baton Rouge Parish, Louisiana, in Original 408, Bundle 12126 on February 18, 2009, and amended again by that certain Second Amendment to Condominium Declaration for Cottages at Southfork Condominium (the "Second Amendment") dated April 28, 2009, executed by the Declarant, and duly recorded in the official records of East Baton Rouge Parish, Louisiana, in Original 518, Bundle 12144 on April 28, 2009 (collectively, the Original Declaration, the First Amendment and the Second Amendment, hereinafter referred to as the "Declaration");

WHEREAS, pursuant to Paragraph 8.2 of the Declaration, Declarant reserved the right to amend the Declaration for the purpose of, *inter alia*, to correct and update square footages, construction specifications, and estimated Operating Budget; and

WHEREAS, the Declarant wishes to amend the Declaration and to update and clarify construction specifications, including the as built specifications for buildings and modifications in floor plans of Building 9B.

NOW THEREFORE, Declarant does hereby amend the Declaration in the following particulars:

- I. Building 9B has been newly configured and constructed.
- II. In order to correct the site plan and revise certain floor plans and Unit square footages, **Exhibit "B": The Plat Elevations and Floor Plans** is hereby amended and supplemented with the maps and architectural drawings attached here as **2nd Supplemental Exhibit "B"**. To the extent there is any inconsistency or variation among the original Exhibit "B" the first Supplemental Exhibit "B", and the 2nd Supplemental Exhibit "B", the 2nd Supplemental Exhibit "B" shall control.

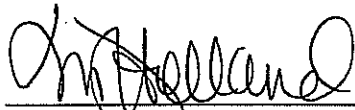
III. **Exhibit "F": Percent of Ownership** is hereby amended and replaced in its entirety to reflect the revised square footages for certain Units in the **Revised Exhibit "F"** attached hereto.

All other terms, conditions and provisions of the Declaration unaffected hereby shall remain in full force and effect.

IN WITNESS WHEREOF, the Declarant has caused this instrument to be signed, sealed and delivered by its undersigned representative, duly authorized, this 5th day of August, 2010, in the presence of the undersigned Notary Public and competent witnesses.

WITNESSES:

**THE COTTAGES AT SOUTHFORK,
L.L.C.**



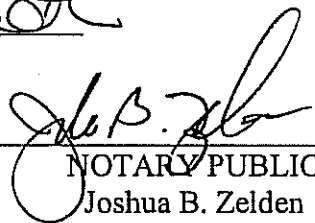
Michelle D. Holland

By: 

William N. FaKouri, Manager



Sharla A. Ducote



NOTARY PUBLIC

Joshua B. Zelden

Bar Roll #: 27150

My Commission Expires at death.

CERTIFICATE OF AUTHORITY
FOR
THE COTTAGES AT SOUTHFORK, L.L.C.

The undersigned, as the Certifying Official of The Cottages at Southfork, L.L.C. (the "Company") and acting in such capacity, hereby certifies that the Members of the Company have unanimously granted William N. FaKouri, as Manager of the Company (the "Manager") the authority to act for and on behalf of the Company as follows:

The Manager be and is hereby authorized and empowered on behalf of the Company to sign and execute the Third Amendment to Condominium Declaration for The Cottages at Southfork Condominium amending and revising certain Unit square footages in the condominium Project, and replacing and revising Exhibit "B" Exhibit "F".

The Manager be and is hereby authorized and empowered for and on behalf of the Company to execute the Third Amendment to Condominium Declaration for Cottages at Southfork Condominium and to execute any and all other documents necessary to carry out the authority granted in this Certificate.

CERTIFICATE

The undersigned duly designated Certifying Official does hereby certify that William N. FaKouri, Inc. is the only Members of The Cottages at Southfork, L.L.C. and that the foregoing Certificate of Authority has been duly adopted and approved by all Members of the Company.

THUS DONE AND SIGNED this 5th day of August, 2010.



William N. FaKouri, Certifying Official

No.	Sheet No.	Description
1		COVER SHEET
2		GENERAL NOTES
3		FOUNDATION PLAN
4		FOUNDATION PLAN - ALTERNATE
5		FOUNDATION PLAN - ALTERNATE
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VICINITY MAP

The COTTAGES at SOUTHFORK APARTMENTS

VICINITY MAP

DESCRIPTION

The Cottages at Southfork Townhomes

11510 Southfork Drive, Baton Rouge, LA

OWNER	CONTRACTOR	BUILDING DATA
<p>TOWER CAPITAL CORPORATION P.O. BOX 14151 BATON ROUGE, LOUISIANA 70809 PHONE: (225) 757-1090 FAX: (225) 757-1090</p>	<p>FANOURI CONSTRUCTION BUILDER - JERRY FANOURI, JR. 1678 DALLAS DRIVE BATON ROUGE, LOUISIANA 70804 PHONE: (225) 827-5520 FAX: (225) 827-3592</p>	<p>GENERAL NOTES: 1. ALL WORK SHALL BE IN ACCORDANCE WITH THE LATEST EDITIONS OF THE BUILDING CODES AND SPECIFICATIONS. 2. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND INSURANCE. 3. ALL MATERIALS AND WORKMANSHIP SHALL BE SUBJECT TO INSPECTION AND APPROVAL BY THE ARCHITECT. 4. THE CONTRACTOR SHALL MAINTAIN ACCESS TO ALL ADJACENT PROPERTIES AT ALL TIMES. 5. ALL UTILITIES SHALL BE PROTECTED AND MARKED PRIOR TO CONSTRUCTION. 6. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF ALL EXISTING UTILITIES AND STRUCTURES. 7. ALL WORK SHALL BE COMPLETED WITHIN THE SPECIFIED TIME FRAME. 8. THE CONTRACTOR SHALL MAINTAIN A NEAT AND SAFE WORK SITE AT ALL TIMES. 9. ALL MATERIALS AND EQUIPMENT SHALL BE STORED PROPERLY ON THE SITE. 10. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF ALL ADJACENT PROPERTIES AND UTILITIES. 11. ALL WORK SHALL BE COMPLETED WITHIN THE SPECIFIED TIME FRAME. 12. THE CONTRACTOR SHALL MAINTAIN A NEAT AND SAFE WORK SITE AT ALL TIMES. 13. ALL MATERIALS AND EQUIPMENT SHALL BE STORED PROPERLY ON THE SITE.</p>
ARCHITECT	SITE ENGINEER	CODE DATA
<p>THE ARCHITECTURAL STUDIO 409 NORTH SEVENTH STREET BATON ROUGE, LA 70802 (225) 215-1777 FAX (225) 215-1778</p>	<p>OWS ENGINEERING, INC. CONTACT: KAREN KENNEDY 7520 PERSONS RD STE 290 BATON ROUGE, LA 70808 (225) 769-1708 FAX (225) 769-1854</p>	<p>ALL WORK SHALL BE IN ACCORDANCE WITH THE LATEST EDITIONS OF THE BUILDING CODES AND SPECIFICATIONS. 1. ALL MATERIALS AND WORKMANSHIP SHALL BE SUBJECT TO INSPECTION AND APPROVAL BY THE ARCHITECT. 2. THE CONTRACTOR SHALL MAINTAIN ACCESS TO ALL ADJACENT PROPERTIES AT ALL TIMES. 3. ALL UTILITIES SHALL BE PROTECTED AND MARKED PRIOR TO CONSTRUCTION. 4. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF ALL EXISTING UTILITIES AND STRUCTURES. 5. ALL WORK SHALL BE COMPLETED WITHIN THE SPECIFIED TIME FRAME. 6. THE CONTRACTOR SHALL MAINTAIN A NEAT AND SAFE WORK SITE AT ALL TIMES. 7. ALL MATERIALS AND EQUIPMENT SHALL BE STORED PROPERLY ON THE SITE.</p>

The Architectural Studio
 A PROFESSIONAL ARCHITECTURAL FIRM INCORPORATED IN THE STATE OF CALIFORNIA
 JAMES D. DODDS
 ARCHITECT ALL
 C. DALE HOTIARD
 ARCHITECT AIA
 424 North Seventh Street
 BAYVIEW SQUARE LA 19020
 (619) 437-0277
 www.archstudio.com

NOTICE:
 GROSS AREAS TAKEN TO OUTSIDE FACE OF STUD WALL.
 NET AREAS TAKEN TO INSIDE FACE OF EXTERIOR STUD WALL.

The Cottages @ Southfork Townhomes
 11310 Southfork Street
 Irvine, Orange, Los Angeles
 Folsom Construction Company

PROJECT NO. 2322
 FILED 2014
 DRAWING NO. 1
 LAST MODIFIED: March 10, 2014

DATE: 03/10/14

3

Grid	Building Type	Description	Number of Floors	No. of Units	Unit Breakdown	Total Building Area (including terraces and porches)	Total Cooled Area	Unit Type	Area (S.F.)
A1	Building Type 6	Type 6 1 Building on Site (Building 6)	1	4	4 UNIT 'A'	14,573 S.F.	13,794 S.F.	4 UNIT 'A'	14,573 S.F.
A5	Building Type 2	Type 2 3 Buildings on Site (Buildings 3, 6, & 8)	3	11	3 UNIT 'A' 4 UNIT 'B' 4 UNIT 'C' 0 UNIT 'D'	24,163 S.F.	17,722 S.F.	3 UNIT 'A' 4 UNIT 'B' 4 UNIT 'C'	24,163 S.F.
A8	Building Type 3	Type 3 1 Building on Site (Building 4)	1	13	4 UNIT 'A' 4 UNIT 'B' 4 UNIT 'C' 1 UNIT 'D'	36,177 S.F.	23,118 S.F.	4 UNIT 'A' 4 UNIT 'B' 4 UNIT 'C' 1 UNIT 'D'	36,177 S.F.
A12	Building Type 4	Type 4 1 Building on Site (Building 2)	1	7	1 UNIT 'A' 2 UNIT 'B' 2 UNIT 'C' 2 UNIT 'D'	14,837 S.F.	8,249 S.F.	1 UNIT 'A' 2 UNIT 'B' 2 UNIT 'C' 2 UNIT 'D'	14,837 S.F.
A16	Building Type 5	Type 5 3 Buildings on Site (Building 7A, 7B & 7C)	3	8	1 UNIT 'A' 1 UNIT 'B' 1 UNIT 'C' 5 UNIT 'D'	7,265 S.F.	6,371 S.F.	1 UNIT 'A' 1 UNIT 'B' 1 UNIT 'C' 5 UNIT 'D'	7,265 S.F.
A20	Building Type 6	Type 6 1 Building on Site (Building 6)	1	4	4 UNIT 'A'	14,573 S.F.	13,794 S.F.	4 UNIT 'A'	14,573 S.F.

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 www.jddstudio.com

The Cottages @ Southfork Townhomes
 1110 Southfork Drive
 Baytown, Texas, 77521
 Project Consultant Company

GENERAL NOTES
 1. ALL UNITS AND COMMON AREAS USE SCHEDULE 40 CHANNEL IRON PILING FOR ALL EXTERIOR WALLS AND FOUNDATIONS. ALL EXTERIOR WALLS SHALL BE CONCRETE ON GRADE WITH A MINIMUM 4" THICKNESS. ALL EXTERIOR WALLS SHALL BE FINISHED WITH STUCCO. ALL INTERIOR WALLS SHALL BE FINISHED WITH GYPSONUM BOARD. ALL INTERIOR WALLS SHALL BE FINISHED WITH PLASTER OR GYPSONUM BOARD. ALL INTERIOR WALLS SHALL BE FINISHED WITH PLASTER OR GYPSONUM BOARD. ALL INTERIOR WALLS SHALL BE FINISHED WITH PLASTER OR GYPSONUM BOARD.

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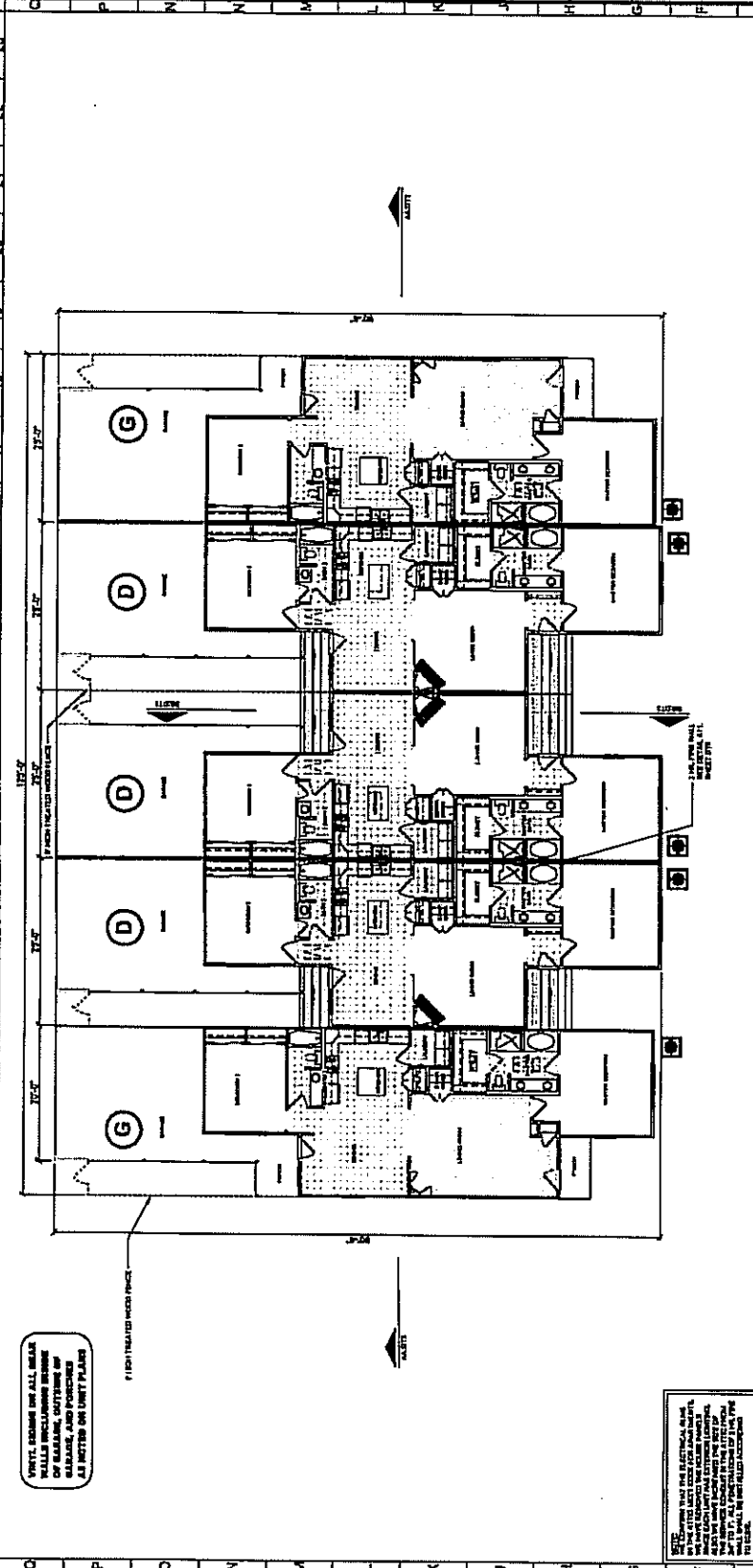
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 PROJECT CONSULTANT COMPANY



E1 Building Type 6 - Floor Plan
 Scale: 1/8" = 1'-0"

UNIT	LIVING AREA	KITCHEN	BATH	PORCHES	CARAGE	TOT. AREA
UNIT G	1,531 S.F.	131 S.F.	440 S.F.	2,002 S.F.		4,104 S.F.
UNIT D	1,541 S.F.	131 S.F.	440 S.F.	2,002 S.F.		4,114 S.F.

NOTE: AREAS TAKEN TO OUTSIDE FACE OF PERIMETER STUD WALL.

GENERAL NOTES
 1. ALL UNITS AND COMMON AREAS USE SCHEDULE 40 CHANNEL IRON PILING FOR ALL EXTERIOR WALLS AND FOUNDATIONS. ALL EXTERIOR WALLS SHALL BE CONCRETE ON GRADE WITH A MINIMUM 4" THICKNESS. ALL EXTERIOR WALLS SHALL BE FINISHED WITH STUCCO. ALL INTERIOR WALLS SHALL BE FINISHED WITH GYPSONUM BOARD. ALL INTERIOR WALLS SHALL BE FINISHED WITH PLASTER OR GYPSONUM BOARD. ALL INTERIOR WALLS SHALL BE FINISHED WITH PLASTER OR GYPSONUM BOARD.

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Building Type 6

UNIT D

UNIT	LIVING AREA	KITCHEN	BATH	PORCHES	CARAGE	TOT. AREA
UNIT G	1,531 S.F.	131 S.F.	440 S.F.	2,002 S.F.		4,104 S.F.
UNIT D	1,541 S.F.	131 S.F.	440 S.F.	2,002 S.F.		4,114 S.F.

UNIT G

UNIT	LIVING AREA	KITCHEN	BATH	PORCHES	CARAGE	TOT. AREA
UNIT G	1,531 S.F.	131 S.F.	440 S.F.	2,002 S.F.		4,104 S.F.
UNIT D	1,541 S.F.	131 S.F.	440 S.F.	2,002 S.F.		4,114 S.F.

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UNIT	LIVING AREA	KITCHEN	BATH	PORCHES	CARAGE	TOT. AREA
UNIT G	1,531 S.F.	131 S.F.	440 S.F.	2,002 S.F.		4,104 S.F.
UNIT D	1,541 S.F.	131 S.F.	440 S.F.	2,002 S.F.		4,114 S.F.

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The Architectural Studio
 ARCHITECTS, ARCHITECTURAL CONTRACTORS
JAMES D. DODDS
 ARCHITECT A.L.A.
C. DALE HOTTARD
 ARCHITECT A.L.A.
 407 NEWBERRY STREET
 BAYTON BOULEVARD, LA TERRE
 70017 SHREVEPORT, LOUISIANA
 70508-1177
 504-783-7777

CONTRACTOR'S RESPONSIBILITY
 The contractor shall be responsible for the construction of the foundation and shall be required to furnish all materials and labor necessary for the construction of the foundation. The contractor shall be required to furnish all materials and labor necessary for the construction of the foundation. The contractor shall be required to furnish all materials and labor necessary for the construction of the foundation.

WALL CONCRETE TO BE FLUSH WITH FINISH SURFACE OF FOUNDATION. PROVIDE ALL NECESSARY REINFORCEMENT. SEE SCHEDULE FOR REINFORCEMENT DETAILS FOR ALL WALLS.

REINFORCED CONCRETE

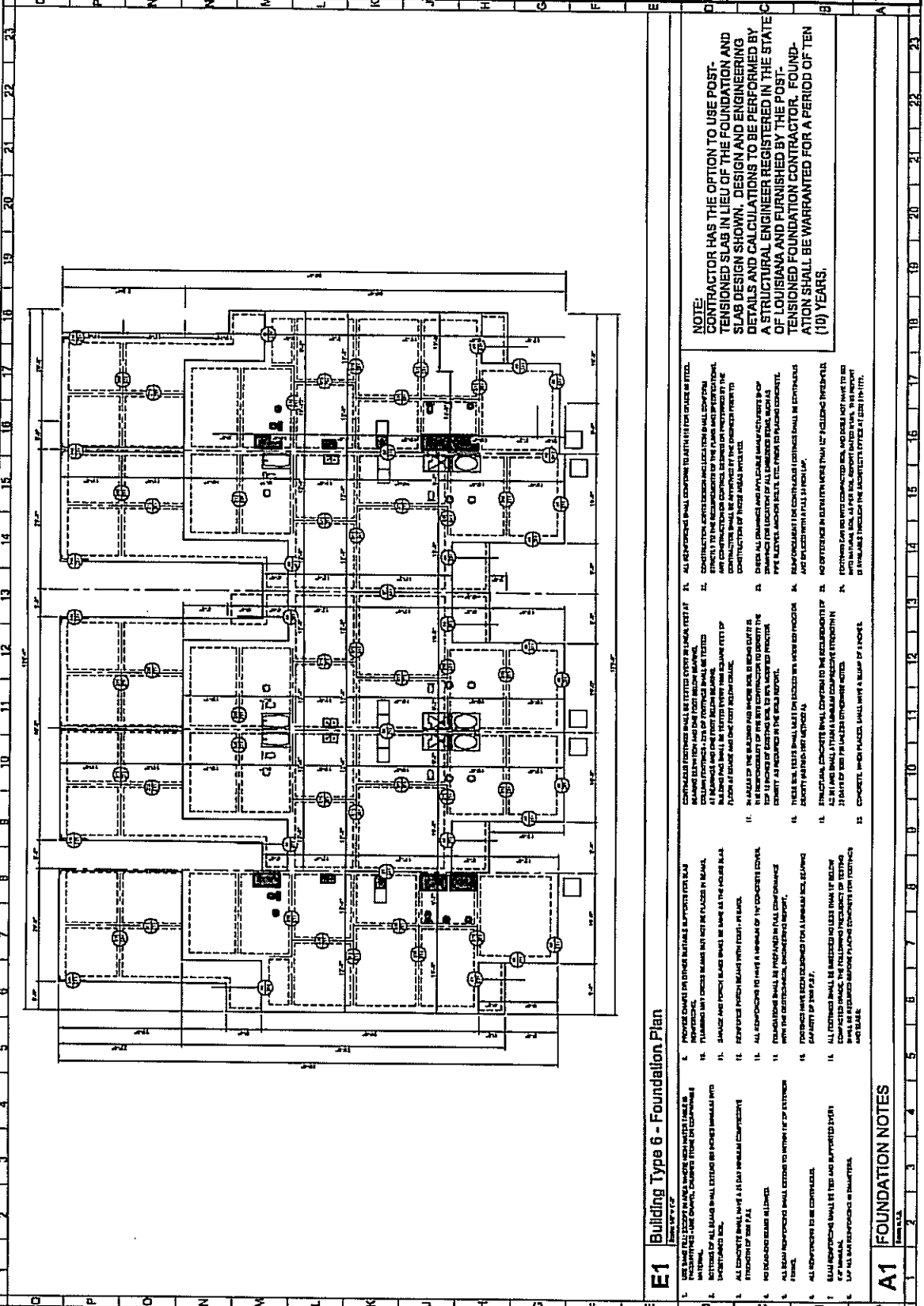
The Cottages @ Southfork Townhomes
 1119 Southfork Street
 Metairie, Louisiana
 Falcant Construction Company

PROJECT NO. 1119
 DATE: 08/15/11
 SHEET NO. 6
 TOTAL SHEETS: 6
 CONTRACTOR: Falcant Construction Company

NOTE:
 CONTRACTOR HAS THE OPTION TO USE POST-TENSIONED SLAB IN LIEU OF THE FOUNDATION AND SLAB DESIGN SHOWN. DESIGN AND ENGINEERING DETAILS AND CALCULATIONS TO BE PERFORMED BY A STRUCTURAL ENGINEER REGISTERED IN THE STATE OF LOUISIANA AND FURNISHED BY THE POST-TENSIONED FOUNDATION CONTRACTOR. FOUNDATION SHALL BE WARRANTED FOR A PERIOD OF TEN (10) YEARS.

FOUNDATION NOTES

B6.2
 SHEET NO. 6
 TOTAL SHEETS: 6



**SECOND REVISED EXHIBIT "F" TO
CONDOMINIUM DECLARATION FOR
THE COTTAGES AT SOUTHFORK CONDOMINIUM**

PERCENT OF OWNERSHIP

	<u>Unit Number</u>	<u>Unit Type</u>	<u>Square Footage</u>	<u>Percent Ownership**</u>
Building 1:	1	2 BdRm-D	1300	0.9040%
	2	2 BdRm-C	1223	0.8504%
	3	3 BdRm-A	1405	0.9770%
	4	2 BdRm-D	1300	0.9040%
	5	2 BdRm-C	1223	0.8504%
	6	3 BdRm-F	1469	1.0215%
	7	3 BdRm-A	1405	0.9770%
	8	3 BdRm-F	1469	1.0215%
Building 2:	9	3 BdRm-F	1469	1.0215%
	10	3 BdRm-F	1469	1.0215%
	11	2 BdRm-C	1223	0.8504%
	12	2 BdRm-D	1300	0.9040%
	13	3 BdRm-A	1405	0.9770%
	14	2 BdRm-C	1223	0.8504%
	15	2 BdRm-D	1300	0.9040%
Building 3:	16	3 BdRm-F	1469	1.0215%
	17	3 BdRm-A	1405	0.9770%
	18	2 BdRm-C	1223	0.8504%
	19	3 BdRm-A	1405	0.9770%
	20	2 BdRm-D	1300	0.9040%
	21	3 BdRm-F	1469	1.0215%
	22	2 BdRm-C	1223	0.8504%
	23	2 BdRm-D	1300	0.9040%
	24	3 BdRm-A	1405	0.9770%
	25	2 BdRm-C	1223	0.8504%
26	2 BdRm-D	1300	0.9040%	
Building 4:	27	2 BdRm-D	1300	0.9040%
	28	2 BdRm-C	1223	0.8504%
	29	3 BdRm-A	1405	0.9770%
	30	2 BdRm-D	1300	0.9040%
	31	2 BdRm-C	1223	0.8504%
	32	3 BdRm-F	1469	1.0215%
	33	2 BdRm-D	1300	0.9040%
	34	3 BdRm-A	1405	0.9770%

	35	2 BdRm-C	1223	0.8504%
	36	3 BdRm-A	1405	0.9770%
	37	3 BdRm-A	1405	0.9770%
	38	2 BdRm-D	1300	0.9040%
	39	2 BdRm-C	1223	0.8504%
	40	3 BdRm-F	1469	1.0215%
	41	3 BdRm-F	1469	1.0215%
Building 5:	42	2 BdRm-D	1300	0.9040%
	43	2 BdRm-C	1223	0.8504%
	44	3 BdRm-A	1405	0.9770%
	45	2 BdRm-D	1300	0.9040%
	46	2 BdRm-C	1223	0.8504%
	47	3 BdRm-F	1469	1.0215%
	48	3 BdRm-A	1405	0.9770%
	49	3 BdRm-F	1469	1.0215%
Building 6:	50	3 BdRm-F	1469	1.0215%
	51	3 BdRm-A	1405	0.9770%
	52	2 BdRm-C	1223	0.8504%
	53	3 BdRm-A	1405	0.9770%
	54	2 BdRm-D	1300	0.9040%
	55	3 BdRm-F	1469	1.0215%
	56	2 BdRm-C	1223	0.8504%
	57	2 BdRm-D	1300	0.9040%
	58	3 BdRm-A	1405	0.9770%
	59	2 BdRm-C	1223	0.8504%
	60	2 BdRm-D	1300	0.9040%
Building 7A:	61	3 BdRm-F	1469	1.0215%
	62	2 BdRm-D	1300	0.9040%
	63	3 BdRm-A	1405	0.9770%
	64	2 BdRm-D	1300	0.9040%
	65	2 BdRm-D	1300	0.9040%
Building 7B:	67	3 BdRm-F	1469	1.0215%
	68	2 BdRm-D	1300	0.9040%
	69	3 BdRm-A	1405	0.9770%
	70	2 BdRm-D	1300	0.9040%
	71	2 BdRm-D	1300	0.9040%
Building 8:	72	3 BdRm-F	1469	1.0215%
	73	3 BdRm-A	1405	0.9770%
	74	2 BdRm-C	1223	0.8504%
	75	3 BdRm-A	1405	0.9770%
	76	2 BdRm-D	1300	0.9040%

	77	3 BdRm-F	1469	1.0215%
	78	2 BdRm-C	1223	0.8504%
	79	2 BdRm-D	1300	0.9040%
	80	3 BdRm-A	1405	0.9770%
	81	2 BdRm-C	1223	0.8504%
	82	2 BdRm-D	1300	0.9040%
Building 9B:	83	2 BdRm-G	1370	0.9250%
	84	2 BdRm-D	1300	0.9040%
	85	2 BdRm-D	1300	0.9040%
	86	2 BdRm-D	1300	0.9040%
	87	2 BdRm-G	1370	0.9250%
Building 9A:	89	3 BdRm-F	1469	1.0215%
	90	2 BdRm-D	1300	0.9040%
	91	3 BdRm-A	1405	0.9770%
	92	2 BdRm-D	1300	0.9040%
	93	2 BdRm-D	1300	0.9040%
Building 10:	94	3 BdRm-F	1469	1.0215%
	95	3 BdRm-A	1405	0.9770%
	96	3 BdRm-F	1469	1.0215%
	97	2 BdRm-C	1223	0.8504%
	98	2 BdRm-D	1300	0.9040%
	99	3 BdRm-A	1405	0.9770%
	100	3 BdRm-C	1223	0.8504%
	101	2 BdRm-D	1300	0.9040%
Building 11:	102	3 BdRm-F	1469	1.0215%
	103	3 BdRm-A	1405	0.9770%
	104	3 BdRm-F	1469	1.0215%
	105	2 BdRm-C	1223	0.8504%
	106	2 BdRm-D	1300	0.9040%
	107	3 BdRm-A	1405	0.9770%
	108	2 BdRm-C	1223	0.8504%
	109	2 BdRm-D	1300	0.9040%

** Approximate Percentages