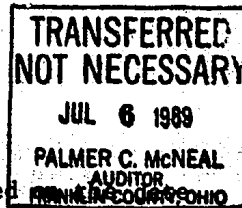


AMENDMENT TO
COVENANTS AND RESTRICTIONS



This Amendment Document is made and executed hereinafter set forth by Ryan Operations, G.P., a Virginia General Partnership licensed to do business in Ohio and Deluxe Homes of Columbus Inc., an Ohio Corporation. Ryan Operations, G. P. and Deluxe Homes of Columbus, Inc., are hereafter collectively referred to as Declarant.

A. Declarant is the owner in fee simple of the following described real estate, situated in the City of Columbus, County of Franklin and State of Ohio and,

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Being Lots One (1) through One Hundred Six (106) both inclusive of THE COVENTRY as the same are numbered and delineated upon the recorded plat thereof, of record in Plat Book 68, page 04, Recorder's Office, Franklin County, Ohio.

B. Declarant desires by the terms of this document to amend only in part the terms of a certain document dated September 19, 1988, entitled in part as "Declaration of Covenants, Easements et cetera" and shown of record in O.R.V. 12406 G-16, Franklin County, Ohio Recorder's Office and to also amend only in part another document dated January 25, 1989 entitled "Declaration of Covenants and Restrictions", and shown of record in O.R.V. 12956, page H-10, Recorder's Office, Franklin County, Ohio. Except as hereinafter amended, the two aforesaid documents shall remain in full force and effect.

NOW THEREFORE, Declarant desires to and does hereby amend that paragraph identified as paragraph "(U)" on page 6 of that document hereinabove referred to of record in O.R.V. 12406, page G-16 to read as follows:

"(U) DRIVEWAYS: All driveways to the dwelling units shall be constructed of asphalt or concrete."

Further Declarant desires to and does hereby amend that paragraph identified as paragraph 1.FENCING under Article 1. on page 2 of that document hereinabove referred to shown of record in O.R.V. 12956, page H-10 to read as follows:

"1. FENCING: In addition to the Restrictions imposed by paragraph (R) of Article 1 of that Declaration dated September 19, 1988,

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hereinabove referred to as the same relates to fencing, fencing shall be constructed of predominantly natural materials and all fencing and/or fencing materials used on any of the lots shall be subject to the prior written approval of Ryan Operations, G.P. before installation. No chain link fencing shall be permitted."

These amended covenants are to run with the land and shall be binding on all owners of the above described real estate until January 1, 2019, after which time said covenants may be extended for successive periods of 10 years by a majority of the then owners of the lots agreeing to extend said covenants in whole or in part.

By accepting a deed to any of the above described real estate, a grantee accepts the same subject to the foregoing amended covenants and agrees for himself, his heirs, successors and assigns to be bound by each of such amended covenants jointly.

IN WITNESS WHEREOF, the Declarant has caused this instrument to be executed on its behalf on or as of the 3rd day of July, 1989.

Signed and acknowledged
in the presence of:

Ryan Operations, G.P.
By Ryan Homes, Inc.
General Partner

by Steve Treece
Steve Treece
Vice President

STATE OF OHIO
COUNTY OF FRANKLIN, SS:

Before me, a Notary Public in and for said County and State, appeared Ryan Operations, G.P., a General Partnership by its managing General Partner, Ryan Homes, Inc. by Steve Treece, its Vice President and authorized agent who acknowledged that his signing of the above deed is his voluntary act and the act and deed of the General Partner and the Grantor herein.

In witness whereof I have set my hand and official seal this 3rd day of July, 1989.

TIME 1:57 P
RECORDED FRANKLIN CO., OHIO

JUL 6 - 1989

JOSEPH W. TESTA, RECORDER
Recorder's Fee \$ 14.00 -2-

James W. McGuire
Notary Public

JAMES W. MCGUIRE, Attorney at Law
Notary Public, State of Ohio
Lifetime Commission

13670002

Signed and acknowledged
in the presence of:

DELUXE HOMES OF COLUMBUS, INC.

P. A. Kames

Steven M. Dunn
President

Patricia J. Harris

STATE OF OHIO
COUNTY OF FRANKLIN, SS:

Before me a Notary Public appeared Deluxe Homes of Columbus, Inc, an Ohio Corporation, by STEVEN M. DUNN, its President who acknowledged that he signed the foregoing document as his free and voluntary act and deed and as the act and deed of said corporation.



PATRICIA J. HARRIS, Notary Public
State of Ohio
Commission Expires November 4, 1992

Patricia J. Harris
Notary Public

This instrument prepared by:

James W. McGuire, Attorney at Law
150 W. Wilson Bridge Road
Worthington, Ohio 43085
Phone: (614) 431-1133