



THIRD AMENDMENT TO THE ACT OF RESTRICTIONS FOR
WOODRIDGE SUBDIVISION



STATE OF LOUISIANA
PARISH OF EAST BATON ROUGE

BE IT KNOWN that on this 7th day of April, 2008, before me, the undersigned authority, and in the presence of the undersigned competent witnesses, personally came and appeared:

EHS Investments LLC, a Louisiana limited company having a mailing address of 6834 Rue Bocage, Baton Rouge, LA 70809, herein represented by its undersigned member, duly authorized by Written Consent of Members dated April 7, 2008 and filed of record on April 7, 2008 as Original 865 Bundle 12045, in the Official Records of the Clerk and Recorder for East Baton Rouge Parish, Louisiana (hereinafter referred to as the "Developer"), and

who did depose and say that Developer is the owner of the following real property:

All of those certain lot(s) or parcel(s) of ground, together with all of the improvements thereon, and all of the component parts thereof, situated in the Parish of East Baton Rouge, State of Louisiana, in that subdivision known as Woodridge Subdivision, Fourth Filing and being more particularly designated according to the "Revised Final Plat of Woodridge Subdivision, Fourth Filing, Lots 285 – 317 (Inclusive), 318-A, 319-A, 320-A, 322 – 369 (Inclusive), Tracts "F" and Tract "G" formerly being Lot 4-A of the L.R.K., LLC Property located in Section 49, T-8-S, R-3-E, Greensburg Land District, East Baton Rouge Parish, Louisiana, for EHS Investments LLC" (the "Final Plat") made by SJB Group, LLC, executed by the Planning Commission of East Baton Rouge Parish on April 7, 2008 which plat was filed of record on April 7, 2008 as Original 863 Bundle 12045, in the Official Records of the Clerk and Recorder for East Baton Rouge Parish, Louisiana, being Lot Number(s) 285 – 317 (Inclusive), 318-A, 319-A, 320-A, 322 – 369 (Inclusive), Tracts "F" and Tract "G" Woodridge Subdivision, Fourth Filing, having the measurements and dimensions and being subject to those servitudes and building set back lines as shown on the above described subdivision final plat (the "Fourth Filing Property"), and

WHEREAS, an ACT OF RESTRICTIONS FOR WOODRIDGE SUBDIVISION was executed on December 18, 2002 and was recorded in the official records of East Baton Rouge Parish on December 18, 2002 as Original 389, Bundle 11422, (the "Restrictions" or "Act of Restrictions"); and

WHEREAS, a FIRST AMENDMENT TO THE ACT OF RESTRICTIONS FOR WOODRIDGE SUBDIVISION was executed on November 20, 2003 and was recorded in the official records of East Baton Rouge Parish on November 20, 2003 as Original 485, Bundle 11550 (the "First Amendment to the Restrictions"), and

WHEREAS, a SECOND AMENDMENT TO THE ACT OF RESTRICTIONS FOR WOODRIDGE SUBDIVISION was executed on March 17, 2005 and was recorded in the official records of East Baton

Rouge Parish on March 18, 2005 as Original 681, Bundle 11704 (the "Second Amendment to the Restrictions"), and

WHEREAS, WOODRIDGE DEVELOPMENT LLC (the developer of Woodridge Subdivision First, Second and Third Filings) and EHS INVESTMENTS LLC (the Developer of Woodridge Subdivision Fourth Filing) wish to further amend the ACT OF RESTRICTIONS FOR WOODRIDGE SUBDIVISION in accordance with the provisions of Section 7.4 of the Restrictions and subject to and burden by the Restrictions the Fourth Filing Property described above;

NOW, THEREFORE, the ACT OF RESTRICTIONS FOR WOODRIDGE SUBDIVISION is hereby further amended as follows:

1. The Fourth Filing Property is hereby subject to and burdened by the Act of Restrictions for Woodridge Subdivision.

2. Section 1.4 of the Restrictions is amended in its entirety to read as follows:

"1.4 "Developer" or "Declarant" shall mean and refer to Woodridge Development LLC and EHS Investments LLC, and to either of their successors and assigns."

3. The following is added to Section 3.2 Committee Membership of the Restrictions:

"Notwithstanding anything above to the contrary, for Woodridge Subdivision Fourth Filing, until 100% of the Lots in Woodridge Fourth Filing are transferred to Owners who will occupy the homes as their principal residences (unless the Fourth Filing Committee previously resigns without designation of a designee or successor), the Committee for the Fourth Filing Lots shall consist of the member or representatives of EHS Investments LLC (the "Fourth Filing Committee"), or their designees or successors. The Fourth Filing Committee may voluntarily relinquish control of the Fourth Filing Committee to Woodridge Property Owners Association, Inc. at any time it may choose. For the Fourth Filing Lots, any reference in the Restrictions to the "Committee" shall mean the "Fourth Filing Committee."

4. The following shall be added to Section 7.5 Amendment of Restrictions by Owners:

"Notwithstanding the above to the contrary, however, so long as EHS Investments LLC is an Owner of a Lot or Lots in Woodridge Subdivision Fourth Filing, there shall be no amendment to the Restrictions without the written consent of EHS Investments LLC on the amendment document."

5. The following shall be added to each of Sections 6.1 Regular Assessments and 6.2 Special Assessments:

"Notwithstanding anything in these Restrictions to the contrary, no Assessments (Regular or Special) shall be due for any Lot of Woodridge Subdivision Fourth Filing until such Lot is owned by an Owner that will use the home built on the Lot as his primary residence. Therefore, no Assessments (Regular or Special) may be assessed the Owner of a Lot of Woodridge Subdivision Fourth Filing so long as it is owned by EHS

Investments LLC or a builder of a home on the Lot (unless the builder is the primary resident of the home on the Lot).”

6. Except as amended hereby and by prior amendments to the Restrictions, the Act of Restrictions for Woodridge Subdivision remain the same and in full force and effect.

THUS EXECUTED in Baton Rouge, Louisiana on the date first above written in the presence of the undersigned witness and me, notary, after a due reading of the whole.

Witnesses:

WOODRIDGE DEVELOPMENT LLC

Mary Carol Waters
Mary Carol Waters

By: E. Hardy Swyers
E. Hardy Swyers, Member

Christine F. Davie
Christine F. Davie

EHS INVESTMENTS LLC

By: E. Hardy Swyers
E. Hardy Swyers, Member

Jeffrey E. Tomlinson
Notary Public

Jeffrey Earl Tomlinson
Bar Roll No. 28786
Notary Public, State of Louisiana
My Commission is for Life.

ORIG 869 BMDL 12045
FILED AND RECORDED
EAST BATON ROUGE PARISH, LA.
2008 APR 07 AM 11:49:14
FTL BK FOLIO
DOUG WELBORN
CLERK OF COURT & RECORDER
CERTIFIED TRUE COPY
BY _____
DEPUTY CLERK & RECORDER