

**SIXTH AMENDMENT AND CORRECTION
TO
MASTER DEED ESTABLISHING
THE WHITE OAK VILLAGE CONDOMINIUMS
HORIZONTAL PROPERTY REGIME**

THIS SIXTH AMENDMENT AND CORRECTION TO MASTER DEED ESTABLISHING THE WHITE OAK VILLAGE CONDOMINIUMS HORIZONTAL PROPERTY REGIME (the "Fifth Amendment") is made and entered into on this 13 day of November, 2023, by **WHITE OAK DEVELOPMENT, LLC**, a Kentucky limited liability company (the successor in interest to White Oak Properties II, LLC, a Kentucky limited liability company) and **WHITE OAK DEVELOPMENT THREE, LLC**, a Kentucky limited liability company (each a "Declarant" and together the "Declarant").

W I T N E S S E T H

WHEREAS, the Declarant is the developer of The White Oak Village Condominiums residential development in Georgetown, Scott County, Kentucky ("White Oak Village") and entitled to the rights of the Declarant referred to in the Master Deed Establishing The White Oak Village Condominiums Horizontal Property Regime at Condo Deed Book 1, Page 264 in the Scott County Clerk's Office (the "Original Master Deed");

WHEREAS, in conjunction with the development of White Oak Village, the Declarant has filed in the Scott County Clerk's Office, in the case of each platted unit or section of White Oak Village, that certain Master Deed Establishing The White Oak Village Condominiums Horizontal Property Regime at Condo Deed Book 1, Page 264 in the Scott County Clerk's Office (the "Original Master Deed"), as replaced by that certain Corrected Master Deed Establishing The White Oak Village Condominiums Horizontal Property Regime of record at Condo Deed Book 1, Page 321 in the Scott County Clerk's Office (the "First Amendment"), as replaced by that certain Amended Master Deed Establishing The White Oak Village Condominiums Horizontal Property Regime For White Oak Properties II, LLC and White Oak Development, LLC of record at Condo Deed Book 1, Page 459 in the Scott County Clerk's Office (the "Second Amendment"), as amended by that certain Amended Master Deed Establishing The White Oak Village Condominiums For White Oak Development Three, LLC of record at Condo Deed Book 2, Page 734 in the Scott County Clerk's Office (the "Third Amendment"), as amended by that certain Amended Master Deed Establishing The White Oak Village Condominiums For White Oak Development Three, LLC of record at Condo Deed Book 3, Page 31 in the Scott County Clerk's Office (the "Fourth Amendment"), as amended by that certain Fifth Amendment and Correction to Master Deed Establishing The White Oak Village Condominiums Horizontal Property Regime, of record at Condo Deed Book 3, Page 292 in the Scott County Clerk's Office (the "Fifth Amendment") (each an "Amendment" and collectively the "Amendments") (the Original Master Deed and the Amendments being hereinafter referred to collectively as the "Master Deed"); and

WHEREAS, the Declarant is the owner of one (1) or more lots in White Oak Village, and is therefore vested with the legal authority to execute this Sixth Amendment pursuant to the Master Deed; and

WHEREAS, The White Oak Village Condominium Association, Inc. (the “Association”), the condominium council of co-owners responsible for administering the White Oak Village condominium regime, has reviewed and consents to this Sixth Amendment.

NOW THEREFORE, vested with the authority set forth in each of the Master Deed and Amendments, Declarant does hereby amend the Master Deed as follows:

1. ADDITIONAL BUILDING AND UNITS. The building number and unit numbers submitted to the Condominium are:

| Scott County Clerk Plat Records | Unit/Lot Number | Street Address |
|------------------------------------|--------------------|----------------------|
| 12-328,13-2 & 13-106 | 95 | 168 Christal Drive |
| 12-328,13-2 & 13-106 | 96 | 166 Christal Drive |
| 12-328,13-2 & 13-106 | 97 | 170 Christal Drive |
| 12-328,13-2 & 13-106 | 98 | 172 Christal Drive |
| 13-246 | 99 | 121 Autumn Leaf Path |
| 13-246 | 100 | 117 Autumn Leaf Path |
| 13-246 | 101 | 119 Autumn Leaf Path |
| 13-246 | 102 | 123 Autumn Leaf Path |
| 13-246 | 103 | 113 Autumn Leaf Path |
| 13-246 | 104 | 109 Autumn Leaf Path |
| 13-246 | 105 | 111 Autumn Leaf Path |
| 13-246 | 106 | 115 Autumn Leaf Path |
| 13-246 | 107 | 105 Autumn Leaf Path |
| 13-246 | 108 | 101 Autumn Leaf Path |
| 13-246 | 109 | 103 Autumn Leaf Path |
| 13-246 | 110 | 107 Autumn Leaf Path |
| 12-249 & 13-3 | 123 | 126 Autumn Leaf Path |
| 12-249 & 13-3 | 124 | 124 Autumn Leaf Path |

2. Common Interest Percentage. “Common Interest Percentage” shall mean and refer to the percentage interest in Common Elements appurtenant to each unit as described more fully in Second Amendment Article III, Section B. The new Common Interest Percentages of the Units in The White Oak Village Condominiums are set forth on Exhibit A attached hereto.

[signatures appear on following page]

IN WITNESS WHEREOF, the Declarant has executed this Sixth Amendment on the day and year first above stated.

WHITE OAK DEVELOPMENT, LLC
a Kentucky limited liability company

BY: Mike Gee
Mike Gee, Authorized Member

WHITE OAK DEVELOPMENT THREE, LLC
a Kentucky limited liability company

BY: Mike Gee
Mike Gee, Authorized Member

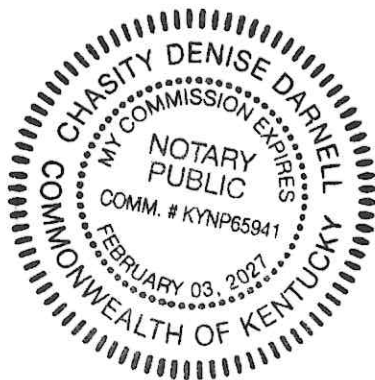
COMMONWEALTH OF KENTUCKY)
COUNTY OF FAYETTE)

The foregoing Sixth Amendment was acknowledged before me on this the 13th day of November, 2023, by Mike Gee in his capacity as the duly-authorized Member of **WHITE OAK DEVELOPMENT, LLC**, a Kentucky limited liability company (the successor in interest to White Oak Properties II, LLC, a Kentucky corporation).

My Commission Expires: 2/3/27

Notary ID: KYNP65941

Chasity Darnelle
NOTARY PUBLIC, KENTUCKY,
STATE AT LARGE



The White Oak Village Condominium Association, Inc. consents to the foregoing Amendment.

THE WHITE OAK VILLAGE CONDOMINIUM ASSOCIATION, INC., a Kentucky nonprofit corporation

BY: [Signature]
Bill Cross, President

COMMONWEALTH OF KENTUCKY)
COUNTY OF FAYETTE)

The foregoing Sixth Amendment was acknowledged before me on this the 14th day of November, 2023, by Bill Cross in his capacity as President of **THE WHITE OAK VILLAGE CONDOMINIUM ASSOCIATION, INC.**, a Kentucky nonprofit corporation.

My Commission Expires: Feb. 16 2027

Notary ID: Kyn PL67092
Tiffany Lindsay
NOTARY PUBLIC, KENTUCKY,
STATE AT LARGE

THIS INSTRUMENT
PREPARED BY:
[Signature]
Zachary G. Cato, Esq.
Billings Law Firm, PLLC
145 Constitution St.
Lexington, KY 40507
859-225-5240



Exhibit A

Schedule of Units

| <u>Unit</u> | <u>Type</u> | <u>Square Feet of Unit</u> | <u>Percentage of Interest</u> | <u>Address</u> | <u>Plat</u> |
|--------------------|--------------------|-----------------------------------|--------------------------------------|-----------------------|--------------------|
| 1 | B | 1,422 | 0.6460% | 103 Evergreen Path | 8-318 |
| 2 | A | 1,245 | 0.5656% | 101 Evergreen Path | 8-318 |
| 3 | C | 1,375 | 0.6247% | 105 Evergreen Path | 8-318 |
| 4 | A | 1,245 | 0.5656% | 107 Evergreen Path | 8-318 |
| 5 | B | 1,422 | 0.6460% | 111 Evergreen Path | 8-318 |
| 6 | B | 1,422 | 0.6460% | 109 Evergreen Path | 8-318 |
| 7 | C | 1,375 | 0.6247% | 113 Evergreen Path | 8-318 |
| 8 | A | 1,245 | 0.5656% | 115 Evergreen Path | 8-318 |
| 9 | B | 1,422 | 0.6460% | 119 Evergreen Path | 8-318 |
| 10 | B | 1,422 | 0.6460% | 117 Evergreen Path | 8-318 |
| 11 | C | 1,375 | 0.6247% | 121 Evergreen Path | 8-318 |
| 12 | A | 1,245 | 0.5656% | 123 Evergreen Path | 8-318 |
| 13 | B | 1,422 | 0.6460% | 127 Evergreen Path | 8-318 |
| 14 | B | 1,422 | 0.6460% | 125 Evergreen Path | 8-318 |
| 15 | C | 1,375 | 0.6247% | 129 Evergreen Path | 8-318 |
| 16 | B | 1,422 | 0.6460% | 131 Evergreen Path | 8-318 |
| 17 | B | 1,422 | 0.6460% | 135 Evergreen Path | 8-318 |
| 18 | B | 1,422 | 0.6460% | 133 Evergreen Path | 8-318 |
| 19 | C | 1,375 | 0.6247% | 137 Evergreen Path | 8-318 |
| 20 | B | 1,422 | 0.6460% | 139 Evergreen Path | 8-318 |
| 21 | B | 1,422 | 0.6460% | 143 Evergreen Path | 9-144 |
| 22 | B | 1,422 | 0.6460% | 141 Evergreen Path | 9-144 |
| 23 | B | 1,422 | 0.6460% | 145 Evergreen Path | 9-144 |
| 24 | B | 1,422 | 0.6460% | 147 Evergreen Path | 9-144 |
| 25 | B | 1,422 | 0.6460% | 151 Evergreen Path | 9-144 |
| 26 | B | 1,422 | 0.6460% | 149 Evergreen Path | 9-144 |
| 27 | B | 1,422 | 0.6460% | 153 Evergreen Path | 9-144 |
| 28 | B | 1,422 | 0.6460% | 155 Evergreen Path | 9-144 |
| 29 | B | 1,422 | 0.6460% | 161 Delissa Drive | 9-144 |
| 30 | B | 1,422 | 0.6460% | 163 Delissa Drive | 9-144 |
| 31 | B | 1,422 | 0.6460% | 167 Delissa Drive | 9-144 |
| 32 | B | 1,422 | 0.6460% | 165 Delissa Drive | 9-144 |
| 33 | D | 1,711 | 0.7773% | 159 Delissa Drive | 9-144 |
| 34 | D | 1,711 | 0.7773% | 157 Delissa Drive | 9-144 |
| 35 | B | 1,422 | 0.6460% | 149 Delissa Drive | 9-144 |
| 36 | B | 1,422 | 0.6460% | 151 Delissa Drive | 9-144 |

| | | | | | |
|----|---|-------|---------|--|-------|
| 37 | B | 1,422 | 0.6460% | 155 Delissa Drive aka 157 Evergreen Path | 9-144 |
| 38 | A | 1,245 | 0.5656% | 153 Delissa Drive aka 159 Evergreen Path | 9-144 |
| 39 | A | 1,245 | 0.5656% | 141 Delissa Drive | 8-318 |
| 40 | A | 1,245 | 0.5656% | 143 Delissa Drive | 8-318 |
| 41 | B | 1,422 | 0.6460% | 147 Delissa Drive | 8-318 |
| 42 | B | 1,422 | 0.6460% | 145 Delissa Drive | 8-318 |
| 43 | A | 1,245 | 0.5656% | 133 Delissa Drive | 8-318 |
| 44 | B | 1,422 | 0.6460% | 135 Delissa Drive | 8-318 |
| 45 | B | 1,422 | 0.6460% | 139 Delissa Drive | 8-318 |
| 46 | B | 1,422 | 0.6460% | 137 Delissa Drive | 8-318 |
| 47 | B | 1,422 | 0.6460% | 125 Delissa Drive | 8-318 |
| 48 | B | 1,422 | 0.6460% | 127 Delissa Drive | 8-318 |
| 49 | C | 1,375 | 0.6247% | 131 Delissa Drive | 8-318 |
| 50 | A | 1,245 | 0.5656% | 129 Delissa Drive | 8-318 |
| 51 | B | 1,422 | 0.6460% | 117 Delissa Drive | 8-318 |
| 52 | B | 1,422 | 0.6460% | 119 Delissa Drive | 8-318 |
| 53 | C | 1,375 | 0.6247% | 123 Delissa Drive | 8-318 |
| 54 | A | 1,245 | 0.5656% | 121 Delissa Drive | 8-318 |
| 55 | B | 1,422 | 0.6460% | 109 Delissa Drive | 8-318 |
| 56 | B | 1,422 | 0.6460% | 111 Delissa Drive | 8-318 |
| 57 | B | 1,422 | 0.6460% | 115 Delissa Drive | 8-318 |
| 58 | A | 1,245 | 0.5656% | 113 Delissa Drive | 8-318 |
| 59 | D | 1,711 | 0.7773% | 100 Delissa Drive | 8-318 |
| 60 | D | 1,711 | 0.7773% | 102 Delissa Drive | 8-318 |
| 61 | D | 1,711 | 0.7773% | 104 Delissa Drive | 8-318 |
| 62 | D | 1,711 | 0.7773% | 106 Delissa Drive | 8-318 |
| 63 | B | 1,422 | 0.6460% | 110 Delissa Drive | 9-144 |
| 64 | B | 1,422 | 0.6460% | 108 Delissa Drive | 9-144 |
| 65 | B | 1,422 | 0.6460% | 112 Delissa Drive | 9-144 |
| 66 | B | 1,422 | 0.6460% | 114 Delissa Drive | 9-144 |
| 67 | B | 1,422 | 0.6460% | 112 Christal Drive | 9-144 |
| 68 | B | 1,422 | 0.6460% | 110 Christal Drive | 9-144 |
| 69 | B | 1,422 | 0.6460% | 114 Christal Drive | 9-144 |
| 70 | A | 1,245 | 0.5656% | 116 Christal Drive | 9-144 |
| 71 | B | 1,422 | 0.6460% | 120 Christal Drive | 9-144 |
| 72 | B | 1,422 | 0.6460% | 118 Christal Drive | 9-144 |
| 73 | B | 1,422 | 0.6460% | 122 Christal Drive | 9-144 |
| 74 | B | 1,422 | 0.6460% | 124 Christal Drive | 9-144 |
| 75 | B | 1,422 | 0.6460% | 128 Christal Drive | 9-144 |

| | | | | | |
|----|---|-------|---------|-------------------------|-------------------------|
| 76 | B | 1,422 | 0.6460% | 126 Christal Drive | 9-144 |
| 77 | B | 1,422 | 0.6460% | 130 Christal Drive | 9-144 |
| 78 | B | 1,422 | 0.6460% | 132 Christal Drive | 9-144 |
| 79 | B | 1,422 | 0.6460% | 136 Christal Drive | 9-144 |
| 80 | B | 1,422 | 0.6460% | 134 Christal Drive | 9-144 |
| 81 | B | 1,422 | 0.6460% | 138 Christal Drive | 9-144 |
| 82 | B | 1,422 | 0.6460% | 140 Christal Drive | 9-144 |
| 83 | E | 1,500 | 0.6815% | 144 Christal Drive | 12-328 &13-2 |
| 84 | E | 1,500 | 0.6815% | 142 Christal Drive | 12-328 &13-2 |
| 85 | E | 1,500 | 0.6815% | 146 Christal Drive | 12-328 &13-2 |
| 86 | E | 1,500 | 0.6815% | 148 Christal Drive | 12-328 &13-2 |
| 87 | E | 1,500 | 0.6815% | 152 Christal Drive | 12-328 &13-2 |
| 88 | E | 1,500 | 0.6815% | 150 Christal Drive | 12-328 &13-2 |
| 89 | E | 1,500 | 0.6815% | 154 Christal Drive | 12-328 &13-2 |
| 90 | E | 1,500 | 0.6815% | 156 Christal Drive | 12-328 &13-2 |
| 91 | E | 1,500 | 0.6815% | 160 Christal Drive | 12-328 &13-2 |
| 92 | E | 1,500 | 0.6815% | 158 Christal Drive | 12-328 &13-2 |
| 93 | E | 1,500 | 0.6815% | 162 Christal Drive | 12-328 &13-2 |
| 94 | A | 1,245 | 0.5656% | 164 Christal Drive | 12-328,13-2 & 13-106 |
| 95 | E | 1,500 | 0.6815% | 168 Christal Drive | 12-328 &13-2 |
| 96 | E | 1,500 | 0.6815% | 166 Christal Drive | 12-328 &13-2 |
| 97 | E | 1,500 | 0.6815% | 170 Christal Drive | 12-328 &13-2 |
| 98 | E | 1,500 | 0.6815% | 172 Christal Drive | 12-328 &13-2 |
| 99 | E | 1,500 | 0.6815% | 121 Autumn Leaf Path | 13-246 |

| | | | | | |
|-----|---|-------|---------|----------------------|---------------|
| 100 | E | 1,500 | 0.6815% | 117 Autumn Leaf Path | 13-246 |
| 101 | E | 1,500 | 0.6815% | 119 Autumn Leaf Path | 13-246 |
| 102 | E | 1,500 | 0.6815% | 123 Autumn Leaf Path | 13-246 |
| 103 | E | 1,500 | 0.6815% | 113 Autumn Leaf Path | 13-246 |
| 104 | E | 1,500 | 0.6815% | 109 Autumn Leaf Path | 13-246 |
| 105 | E | 1,500 | 0.6815% | 111 Autumn Leaf Path | 13-246 |
| 106 | E | 1,500 | 0.6815% | 115 Autumn Leaf Path | 13-246 |
| 107 | E | 1,500 | 0.6815% | 105 Autumn Leaf Path | 13-246 |
| 108 | E | 1,500 | 0.6815% | 101 Autumn Leaf Path | 13-246 |
| 109 | E | 1,500 | 0.6815% | 103 Autumn Leaf Path | 13-246 |
| 110 | E | 1,500 | 0.6815% | 107 Autumn Leaf Path | 13-246 |
| 111 | E | 1,500 | 0.6815% | 104 Autumn Leaf Path | 12-194 & 13-3 |
| 112 | E | 1,500 | 0.6815% | 106 Autumn Leaf Path | 12-194 & 13-3 |
| 113 | E | 1,500 | 0.6815% | 102 Autumn Leaf Path | 12-194 & 13-3 |
| 114 | E | 1,500 | 0.6815% | 100 Autumn Leaf Path | 12-194 & 13-3 |
| 115 | E | 1,500 | 0.6815% | 112 Autumn Leaf Path | 12-249 & 13-3 |
| 116 | E | 1,500 | 0.6815% | 114 Autumn Leaf Path | 12-249 & 13-3 |
| 117 | E | 1,500 | 0.6815% | 110 Autumn Leaf Path | 12-249 & 13-3 |
| 118 | E | 1,500 | 0.6815% | 108 Autumn Leaf Path | 12-249 & 13-3 |
| 119 | E | 1,500 | 0.6815% | 120 Autumn Leaf Path | 12-249 & 13-3 |
| 120 | E | 1,500 | 0.6815% | 122 Autumn Leaf Path | 12-249 & 13-3 |
| 121 | E | 1,500 | 0.6815% | 118 Autumn Leaf Path | 12-249 & 13-3 |
| 122 | E | 1,500 | 0.6815% | 116 Autumn Leaf Path | 12-249 & 13-3 |

| | | | | | |
|-----|---|-------|---------|---|---------------|
| 123 | D | 1,711 | 0.7773% | 126 Autumn Leaf Path | 12-249 & 13-3 |
| 124 | D | 1,711 | 0.7773% | 124 Autumn Leaf Path | 12-249 & 13-3 |
| 125 | E | 1,500 | 0.6815% | 131 Acorn Path | 11-384 |
| 126 | E | 1,500 | 0.6815% | 129 Acorn Path | 11-384 |
| 127 | E | 1,500 | 0.6815% | 125 Acorn Path | 11-384 |
| 128 | E | 1,500 | 0.6815% | 127 Acorn Path | 11-384 |
| 129 | E | 1,500 | 0.6815% | 123 Acorn Path | 11-384 |
| 130 | E | 1,500 | 0.6815% | 121 Acorn Path | 11-384 |
| 131 | E | 1,500 | 0.6815% | 117 Acorn Path | 11-384 |
| 132 | E | 1,500 | 0.6815% | 119 Acorn Path | 11-384 |
| 133 | E | 1,500 | 0.6815% | 115 Acorn Path | 11-384 |
| 134 | E | 1,500 | 0.6815% | 113 Acorn Path | 11-384 |
| 135 | E | 1,500 | 0.6815% | 109 Acorn Path | 11-384 |
| 136 | E | 1,500 | 0.6815% | 111 Acorn Path | 11-384 |
| 137 | E | 1,500 | 0.6815% | 107 Acorn Path fka 107 Delissa Drive | 11-364 |
| 138 | E | 1,500 | 0.6815% | 105 Acorn Path fka 105 Delissa Drive | 11-364 |
| 139 | E | 1,500 | 0.6815% | 101 Acorn Path fka 101 Delissa Drive | 11-364 |
| 140 | E | 1,500 | 0.6815% | 103 Acorn Path fka 103 Delissa Drive | 11-364 |
| 141 | B | 1,422 | 0.6460% | 107 Christal Drive | 9-144 |
| 142 | B | 1,422 | 0.6460% | 105 Christal Drive | 9-144 |
| 143 | B | 1,422 | 0.6460% | 101 Christal Drive | 9-144 |
| 144 | B | 1,422 | 0.6460% | 103 Christal Drive | 9-144 |
| 145 | B | 1,422 | 0.6460% | 115 Christal Drive | 9-144 |
| 146 | B | 1,422 | 0.6460% | 113 Christal Drive | 9-144 |
| 147 | B | 1,422 | 0.6460% | 109 Christal Drive | 9-144 |
| 148 | B | 1,422 | 0.6460% | 111 Christal Drive | 9-144 |
| 149 | B | 1,422 | 0.6460% | 123 Christal Drive | 9-144 |
| 150 | B | 1,422 | 0.6460% | 121 Christal Drive | 9-144 |
| 151 | B | 1,422 | 0.6460% | 117 Christal Drive | 9-144 |
| 152 | B | 1,422 | 0.6460% | 119 Christal Drive | 9-144 |

TOTAL

SF: 220,116 100.0000%

DOCUMENT NO: 488267
RECORDED: November 27, 2023 02:14:00 PM
TOTAL FEES: \$62.00 TRANSFER TAX: \$0.00
COUNTY CLERK: REBECCA JOHNSON
DEPUTY CLERK: CARLA
COUNTY: SCOTT COUNTY
BOOK: D445 PAGES: 801 - 809