

FIRST SUPPLEMENTAL DECLARATION OF EASEMENTS, COVENANTS,
CONDITIONS AND RESTRICTIONS/
SUBSEQUENT AMENDMENT NO. 2

FOR

STRATFORD GREEN AT MAYFAIR

This will certify that a copy of this First Supplemental Declaration/Subsequent Amendment No. 2, together with Exhibit hereto, has been filed in the Office of the Fiscal Officer of Summit County, Ohio.

Dated: _____, 2004.

Fiscal Officer of Summit County:

By _____

This instrument prepared by:
Nicholas T. George, Esq.
Buckingham, Doolittle & Burroughs, LLP
50 South Main Street, P.O. Box 1500
Akron, Ohio 44309

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John A Donofrio, Summit Fiscal Officer

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FIRST SUPPLEMENTAL DECLARATION OF EASEMENTS, COVENANTS,
CONDITIONS AND RESTRICTIONS/
SUBSEQUENT AMENDMENT NO. 2

FOR

STRATFORD GREEN AT MAYFAIR

THIS FIRST SUPPLEMENTAL DECLARATION/SUBSEQUENT AMENDMENT NO. 2 is made this 30 day of AUGUST, 2004, by MAYFAIR EAST DEVELOPERS, LLC, an Ohio limited liability company ("Developer").

RECITALS

A. The Subdivision is governed by and subject to the terms and provisions of a Declaration of Easements, Covenants, Conditions and Restrictions dated September 26, 2002 ("Declaration"), duly recorded under #54758487 with the Fiscal Officer of Summit County, Ohio. All capitalized terms not otherwise defined herein shall have the same definition ascribed to them in the Declaration.

B. On June 30, 2003, Developer filed the Subsequent Amendment No. 1 to the Declaration of Easements, Covenants, Conditions and Restrictions for Stratford Green at Mayfair, recorded under 54899397 with the Fiscal Officer of Summit County, Ohio.

C. On May 13, 2004, Developer caused to be recorded with the Fiscal Officer of Summit County, Ohio, under #55048167, the Plat for Phase Two of the Subdivision.

D. Developer, under Article I, Section 1.3, desires to submit and subject the Additional Land described in Exhibit A attached hereto, to the rights and obligations imposed by the Declaration. The Additional Land is Phase Two of Stratford Green at Mayfair, which consists of Lots 43 through 84, and Open Space Areas N and O and Block B of the Subdivision.

E. Developer, under Article I, Section 1.3, and Article XV, Section 15.11, desires to amend certain provisions of the Declaration, all as more fully set forth herein.

1. Incorporation Of Recitals. The recitals contained above are incorporated herein by this reference.

2. Corrections to Recitals in Subsequent Amendment No. 1. Recital B of the Subsequent Amendment No. 1 to the Declaration of Easements, Covenants,

Conditions and Restrictions for Stratford Green at Mayfair filed June 30, 2003, recorded under #54899397 with the Fiscal Officer of Summit County, Ohio, is corrected to refer to Article XV, Section 15.11 and not Article I, Section 30.0 and Article X, Section 15.

3. Additional Land. Developer, under Article I, Section 1.3, is submitting and subjecting the Additional Land described in Exhibit A attached hereto, to the rights and obligations imposed by the Declaration. The Additional Land is Phase Two of Stratford Green at Mayfair, which consists of Lots 43 through 84, and Open Space Areas N and O and Block B of the Subdivision.

4. Other Provisions Remain in Full Force and Effect. Except as heretofore and hereinabove amended and supplemented, all of the provisions of, and Exhibits to, the Declaration shall be and remain in full force and effect.

IN WITNESS WHEREOF, the undersigned has executed this instrument this 30 day of AUGUST, 2004.

MAYFAIR EAST DEVELOPERS,
LLC,
a Limited Liability Company

By: Design Construction Services,
Inc., Managing Member of Mayfair
East Developers, LLC

By: 
Donald C. Shultz, President



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STATE OF OHIO, COUNTY OF SUMMIT, SS:

The foregoing instrument was acknowledged before me this 30 day of AUGUST, 2004, by Donald C. Shultz, as President of Design Construction Services, Inc., Managing Member of Mayfair East Developers, LLC, an Ohio limited liability company, and on behalf of said limited liability company


Notary Public

My Commission Expires: 11-13-06

This instrument prepared by:
Nicholas T. George, Esq.
Buckingham, Doolittle & Burroughs, LLP
50 South Main Street, P.O. Box 1500
Akron, Ohio 44309

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EXHIBIT A

Situated in the City of Green, County of Summit and State of Ohio and known as being Phase Two of the Stratford Green at Mayfair Subdivision as recorded in Plat, Reception No. 55048167 of Summit County Map records.

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John A Donofrio, Summit Fiscal Officer