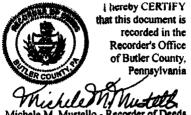
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Michele Mustello

Butler County Recorder PA

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Mail To: Sebring & Associates 339 Haymaker Road, Suite 1101 Monroeville, PA 15146 (412) 856-3500



SECOND AMENDMENT TO DECLARATION OF PLANNED COMMUNITY FOR HICKORY GLEN

ADAMS TOWNSHIP, BUTLER COUNTY, PENNSYLVANIA

WITNESSETH:

WHEREAS, pursuant to the DECLARATION OF PLANNED COMMUNITY FOR HICKORY GLEN, dated January 27, 2020, and recorded in the Recorder's Office of Butler County, Pennsylvania, at Instrument Number 202001280001876, as amended by the 1st Amendment thereto, dated August 17, 2020, and recorded at Instrument Number 202008190017194 ("Declaration"), the Declarant submitted to the provisions of the Pennsylvania Uniform Planned Community Act, 68 Pa.C.S.A. §§ 5101, et seq. (the "Act") certain property located in the Township of Adams, County of Butler, Commonwealth of Pennsylvania and created a planned community known as "HICKORY GLEN" (the "Planned Community"); and

WHEREAS, pursuant to Article XI of the Declaration, Declarant reserved an option to convert all or any portion of the Additional Real Estate into Lots within the Planned Community; and

WHEREAS, Declarant now desires to convert into Lots those portions of the Additional Real Estate which are shown in the Hickory Glen – PRD – Corrective Revised Plan, as recorded in Plan Book Volume 381, Pages 1-5, in the Office of the Recorder of Deeds of Butler County, Pennsylvania (the "Plan") as Lot Nos. 119-140, which Lots are referred to herein as the "Added Real Estate"; and

WHEREAS, all capitalized terms used herein which are not defined herein shall have the meanings specified in the Declaration.

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NOW, THEREFORE, pursuant to the provisions of the Declaration and of the Act, Declarant hereby declares that the Declaration is hereby amended as follows:

- 1. Such Added Real Estate consists of Lot Nos. 119-140, for a total of twenty-two (22) additional Lots.
- 2. With the recording of this Amendment, there are a total of forty (40) Lots created in the Planned Community.
- 3. Except as specifically amended hereby, the Declaration, as amended, remains in full force and effect in accordance with its terms.
- 4. In the event of any conflict between the provisions of the Declaration and the provisions of this Amendment, the provisions of this Amendment shall control.

[Signature attached]

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IN WITNESS WHEREOF, the undersigned has executed this Amendment to Declaration the day and year first above written.

WITNESS/ATTEST:

HICKORY GLEN PARTNERS,

LP, a Pennsylvania limited partnership

By: Hickory Glen GP, LLC, its general partner

Name: Chad Weaver Title: Vice President

ACKNOWLEDGMENT

Commonwealth of Pennsylvania)	
County of <u>Buffer</u>)	SS:
On this the 29th day of	June	, 2021, before me a
Notary Public, personally appeared	Chad Wea	ever, who acknowledged himself to be the
Vice President of Hickory Glen GI	P, LLC, a l	Pennsylvania limited liability company, the
general partner of Hickory Glen Pa	irtners, Ll	, a Pennsylvania limited partnership and
that he as such Vice President, and o	duly author	rized to do so, executed the foregoing
instrument for the purposes therein	contained.	

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

My commission expires: 10.1.2022

Commonwealth of Pennsylvania - Notary Seal Jennifer L. Mion, Notary Public **Butler County** My commission expires October 1, 2022

Commission number 1341482

Member, Pennsylvania Association of Notaries