

**THIRD SUPPLEMENTAL DECLARATION OF COVENANTS,
CONDITIONS AND RESTRICTIONS
ROCK SPRINGS FARM – SECTION 3C
PLAT AND SUBDIVISION BOOK 55, PAGE 10
JEFFERSON COUNTY, KENTUCKY**

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**ROCK SPRINGS FARMS, LLC
ROCK SPRINGS FARM SUBDIVISION
JEFFERSON COUNTY, KENTUCKY**

JUL 08 2015
PLANNING &
DESIGN SERVICES

THIS THIRD SUPPLEMENTAL DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS (the “Third Supplemental Declaration”) for Rock Springs Farm Subdivision is made on this 7 day of July, 2015, by Rock Springs Farms, LLC (hereinafter referred to as “Developer”), a Kentucky limited liability company having an address of 12488 Lagrange Road, Louisville, Kentucky 40245.

WHEREAS, Developer is the owner of certain real property in Jefferson County, Kentucky to be developed as a residential subdivision;

WHEREAS, pursuant to a Declaration of Covenants, Conditions and Restrictions recorded in Deed Book 9383, Page 66 in the office of the County Clerk of Jefferson County, Kentucky (such Declaration of Covenants, Conditions and Restrictions is hereinafter referred to as the “Original Declaration”), the Developer declared certain property to be subject to certain easements, restrictions, covenants and conditions for the purpose of protecting the value and desirability of said real property;

WHEREAS, Developer amended the Original Declaration pursuant to that First Amendment to Declaration of Covenants, Conditions and Restrictions dated December 30, 2009, recorded in Deed Book 9507, Page 697, in the office aforesaid (the “First Amendment”) and the Supplemental Declaration of Covenants, Conditions and Restrictions dated November 8, 2012, recorded in Deed Book 9984, Page 342 (the “Supplemental Declaration”); and the Second Supplemental Declaration of Covenants, Conditions and Restrictions dated December 26, 2013, recorded in Deed Book 10187, Page 280 (the “Second Supplemental Declaration”) and

WHEREAS, Developer desires to subject additional real property in Jefferson County, Kentucky to the easements, restrictions, covenants and conditions set forth in the Original Declaration, as amended by the First Amendment, the Supplemental Declaration and the Second Declaration (collectively, the “Declaration”).

NOW, THEREFORE, Developer hereby declares that all of the property described in this Third Supplemental Declaration of Covenants, Conditions and Restrictions shall be held, sold, and conveyed subject to the easements, restrictions, covenants and conditions set forth in the Declaration for the purpose of protecting the

15 RECORD PLAT 1000

value and desirability of the real property. The easements, restrictions, covenants and conditions shall run with the real property and shall be binding on all parties having any right, title or interest in it, their heirs, successors and assigns, and shall inure to the benefit of each owner.

**ARTICLE I
PROPERTY SUBJECT TO THIS THIRD SUPPLEMENTAL DECLARATION**

The real property which is subject to this Third Supplemental Declaration is located in Jefferson County, Kentucky, and is more particularly described as follows:

BEING lots 216 through 239, as shown on the plat of Rock Springs Farm Subdivision, Section 3C, of record in Plat and Subdivision Book 55, Page 10, in the Office of the County Clerk of Jefferson County, Kentucky.

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BEING part of the same property acquired by Rock Springs Farms, LLC, a Kentucky limited liability company, by Deed dated February 21, 2006, of record in Deed Book 8789, Page 188 in the Office of the County Clerk of Jefferson County, Kentucky.

**ARTICLE II
INCORPORATION OF DECLARATION**

All of the terms, covenants, conditions, easements and restrictions set forth in the Declaration of Covenants, Conditions and Restrictions recorded in Deed Book 9383, Page 66 in the office of the County Clerk of Jefferson County, Kentucky, as modified by the First Amendment to Declaration of Covenants, Conditions and Restrictions dated December 30, 2009, recorded in Deed Book 9507, Page 697; further amended by the Supplemental Declaration of Covenants, Conditions and Restrictions dated November 8, 2012, recorded in Deed Book 9984, Page 342, and further amended by the Second Supplemental Declaration of Covenants, Conditions and Restrictions dated December 26, 2013, recorded in Deed Book 10187, Page 280, all in the office aforesaid and all conditions of approval for the entire Rock Springs Subdivision as set forth in Louisville Metro Planning Commission Case Docket Numbers 10-47-05 and 15476 are incorporated herein as fully as if restated and set forth herein in their entirety. Such easements, restrictions, covenants and conditions shall run with the real property described herein and shall be binding on all parties having any right, title or interest in it, their heirs, successors and assigns, and shall inure to the benefit of each owner.

15 RECORD PLAT 1000

IN TESTIMONY WHEREOF, witness the signature of Developer on this ___ day of _____, 2015.

ROCK SPRINGS FARMS, LLC, a Kentucky limited liability company

By: _____

Title: _____

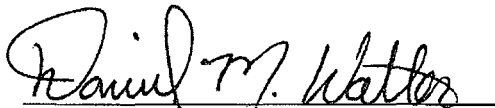
COMMONWEALTH OF KENTUCKY)
)
COUNTY OF JEFFERSON)

The foregoing instrument was sworn to, subscribed and acknowledged before me this ___ day of _____, 2015 by _____, the _____ of Rock Springs Farms, LLC, a Kentucky limited liability company, on behalf of said entity.

NOTARY PUBLIC
State at Large, Kentucky

My commission expires: _____

THIS INSTRUMENT PREPARED BY:



Daniel M. Walter, Esq.
Ackerson & Yann, PLLC
401 W. Main Street
Suite 1200
Louisville, Kentucky 40202
Telephone: (502) 589-4130
Facsimile: (502) 589-4168

NO TITLE EXAM REQUESTED OR PERFORMED.

IN TESTIMONY WHEREOF, witness the signature of Developer on this 6th day of July, 2015.

ROCK SPRINGS FARMS, LLC, a Kentucky limited liability company

By: [Signature]

Title: member

COMMONWEALTH OF KENTUCKY)
)
COUNTY OF JEFFERSON)

The foregoing instrument was sworn to, subscribed and acknowledged before me this 6th day of July, 2015 by Robert J. Thieremath Member of Rock Springs Farms, LLC, a Kentucky limited liability company, on behalf of said entity.

[Signature]
NOTARY PUBLIC
State at Large, Kentucky

My commission expires: 2/21/18

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THIS INSTRUMENT PREPARED BY:

Daniel M. Walter, Esq.
Ackerson & Yann, PLLC
401 W. Main Street
Suite 1200
Louisville, Kentucky 40202
Telephone: (502) 589-4130
Facsimile: (502) 589-4168
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Recorded in Plat Book
No. 55 Page 10
Part No. _____

Document No.: DN2015093992
Lodged By: SABAK WILSON & LINGO
Recorded On: 07/21/2015 11:32:22
Total Fees: 16.00
Transfer Tax: .00
County Clerk: BOBBIE HOLSCLAW-JEFF CO KY
Deputy Clerk: TERHIG