

**HORRY COUNTY REGISTER OF DEEDS
TRANSMITTAL SHEET**

****Retain the transmittal sheet as it is the first page of your filed instrument. The book/page number will be required for future related filings of satisfactions, partial releases, amendments, and other instruments related to this filing.****

**TO BE FILED WITH EACH INSTRUMENT PRESENTED ELECTRONICALLY FOR RECORDING.
HORRY COUNTY REGISTER OF DEEDS, 1301 SECOND AVENUE POST OFFICE BOX 470 , CONWAY,
SOUTH CAROLINA 29526**

DOCUMENT TYPE OF INSTRUMENT BEING FILED: Restrictions

DATE OF INSTRUMENT: 12/06/2018

DOCUMENT SHALL BE RETURNED TO:

NAME: Moore, Johnson & Saraniti Law Firm, P.A.

ADDRESS:

PO Box 14737

Surfside Beach, SC 29587

TELEPHONE: (843) 650-9757

FAX: (843) 650-975

E-MAIL ADDRESS: saraniti@grandstrandlawyers.com

Related Document(s): book **499** , page **803**

PURCHASE PRICE / MORTGAGE AMOUNT: \$

**BRIEF PROPERTY DESCRIPTION: RULES AND REGULATIONS FOR ROBBERS ROOST VILLAS
HOMEOWNERS ASSOCIATION INC**

TAX MAP NUMBER (TMS #) 000-00-00-000 / PIN NUMBER:

GRANTOR / MORTGAGOR / OBLIGOR / MARKER (FROM WHO):

FULL BUSINESS NAME

1. **ROBBERS ROOST VILLAS HOMEOWNERS ASSOCIATION INC**

GRANTEE / MORTGAGEE / OBLIGEE (TO WHO):

FULL BUSINESS NAME

1. **ROBBERS ROOST VILLAS HOMEOWNERS ASSOCIATION INC**

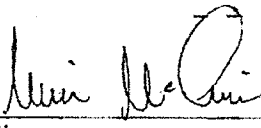
ROBBERS ROOST VILLAS HOMEOWNERS ASSOCIATION, INC.

PO BOX 395
Little River, S. C. 29566
Phone: 843-399-6116
Fax: 843-399-0972280-6114
E-mail: pam@scpaminc.com

Legal Description: Robbers Roost Villas Homeowners Association, Inc located on Villa Drive, which is located off Golf View Drive and 11th Ave N. North Myrtle Beach, South Carolina 29582.

Contact Information: PO Box 395
Little River, SC 29566
843-399-6116

The rules, regulations and policies of the Robbers Roost Villas Homeowners Association, Inc were approved for filing on December 6, 2018.


Signature 12/17/2018

Mick McGuire, President

ROBBERS ROOST VILLAS HOA
RULES AND REGULATIONS

FIREWORKS -- The discharging of fireworks is strictly prohibited.

GOLF CARTS - Golf carts may be operated on the premises only by licensed drivers. Golf carts may be driven and parked on paved surfaces only. Golf carts may not be stored on any common area. No golf cart may be operated on the premises unless registered the City of North Myrtle Beach. Golf carts owned by a unit owner must be registered with the Association and photograph provided to the property manager.

HAZARDS -- No flammable oils or fluids such as propane, gasoline, kerosene or other explosives or articles deemed hazardous to life or property, (except for gas grill propane tanks, and gasoline for golf carts, which must be kept in safety containers) may be brought onto the premises.

MOTORCYCLES -- Motorcycles not owned by a unit owner or a family member or by a renter or a member of their family, are prohibited on the premises. Permitted motorcycles must be operated to minimize their exhaust noise.

NOISE -- Loud parties will not be tolerated. TV's, stereos, and musical instruments should be used with consideration, especially between the hours of 10:00 p.m. and 8:00 a.m.

OBSTRUCTIONS -- Parking, sidewalks and other common areas shall not be obstructed in any manner, such as with strollers, bicycles, mopeds, wagons, chairs, coolers, tables, toys or other objects.

OUTDOOR COOKING -- Open flame cooking is prohibited within 10 feet of any buildings.

PARKING -- Commercial vehicles, recreational vehicles, mobile homes, boats, or other watercraft, or other oversized vehicles, stored vehicles or inoperable vehicles are not permitted on the premises. No repair work shall be carried out in the parking spaces.

PETS -- Owners, Tenants and Guest must leash their pets and **clean up after them**. Pets should not be left unattended.

RENTALS -- Units used as rental property must have these rules visibly posted inside the unit.

SWIMMING POOL -- Swimming in the pool is permitted only between the hours of 9:00 a.m. and 10:00 p.m. **Persons using these facilities do so at their own risk.** Rules posted at the swimming pool must be obeyed. No pets allowed inside the fence area.

TRASH -- Household trash should be bagged and placed in the compactor. Each unit has been provided with a compactor key. The compactor should be cycled each time trash is deposited. Cycling compacts the waste and sprays disinfectant inside the container to help with odor and insects. All other waste (including construction debris, furniture, recycling, etc) must be taken to the Solid Waste Authority on 2nd Ave. S, NMB, behind City Hall.

SPEED LIMITS -- Posted speed limits must be obeyed.

VIOLATIONS -- Any continued violations or disregard of the Rules and Regulations can result in the following: 1st violation: a written warning; 2nd violation: a \$50.00 fine, 3rd violation: a \$100.00 fine and 4th and subsequent violations a \$100.00 fine per repeat violation.