

THE ORIGINAL OF THE DOCUMENT
RECORDED AS FOLLOWS:
STATE OF HAWAII
BUREAU OF CONVEYANCES
DOCUMENT NO. _ Doc A - 83910808
DATE - TIME _ December 22, 2022 10:31 AM

LAND COURT SYSTEM

REGULAR SYSTEM

Return by Mail Pickup To:

RS-1

Victoria Ward, Limited
Ward Village (NTS)
1240 Ala Moana Boulevard, Suite 200
Honolulu, Hawaii 96814
Telephone: (808) 591-8411

Total Page(s): 4

Tax Map Key Nos.: (1) 2-1-053-001: CPR 0001 through 0697
Ulana Ward Village

**SUPPLEMENT TO COMMUNITY COVENANT
FOR
WARD VILLAGE**

THIS SUPPLEMENT TO COMMUNITY COVENANT FOR WARD VILLAGE (this "Supplement") is made this 20th day of December, 2022, by **VICTORIA WARD, LIMITED**, a Delaware corporation ("Declarant").

BACKGROUND STATEMENT

Declarant recorded that certain Community Covenant for Ward Village, on September 13, 2013, in the Bureau of Conveyances of the State of Hawaii, as Document Number A-50040794 (as may be amended and supplemented from time to time, the "Community Covenant"). The property subjected to the Community Covenant is referred to as "Ward Village."

Pursuant to Section 17.1 of the Community Covenant, until December 31, 2045, Declarant may expand Ward Village by recording one or more "Supplements" submitting to the terms of the Community Covenant all or any portion of the real property described on Exhibit B to the Community Covenant. Declarant may record such a Supplement without the consent of any person except the owner of such property, if not Declarant.

The property described on **Exhibit A** to this Supplement ("**Additional Property**") is a portion of the property described on Exhibit B to the Community Covenant. Declarant, as the owner of the Additional Property, desires to submit the Additional Property to the terms of the Community Covenant and to subject the Additional Property to the additional covenants and easements, if any, set forth herein.

NOW, THEREFORE, Declarant hereby submits the Additional Property to the provisions of the Community Covenant and this Supplement, which shall hereafter encumber the title to the Additional Property and shall be binding upon all persons having any right, title, or any interest in the Additional Property, their respective heirs, legal representatives, successors, successors-in-title, and assigns. The provisions of this Supplement also shall be binding upon Ward Village Owners Association, a Hawaii nonprofit corporation ("**Owners Association**"), in accordance with the terms of the Community Covenant.

Pursuant to Section 3.2 of the Community Covenant, Declarant reserves the right, by future Supplement or amendment, to assign the Additional Property to one or more Service Areas and to subject the property to additional covenants, restrictions, and easements in connection therewith.

[SIGNATURES APPEAR ON NEXT PAGE]

IN WITNESS of the foregoing, Declarant has executed this Supplement as of the date first above written.

DECLARANT:

VICTORIA WARD, LIMITED, a Delaware corporation

By [Signature]
Doug Johnstone
Its Vice President

STATE OF HAWAII

CITY AND COUNTY OF HONOLULU

SS:

On this 20th day of December, 2022, in the First Judicial Circuit, State of Hawaii, before me personally appeared **DOUG JOHNSTONE**, to me known or proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to this instrument, who, being by me duly sworn or affirmed, did say that such person executed the foregoing instrument identified or described as **SUPPLEMENT TO COMMUNITY COVENANT FOR WARD VILLAGE** as the free act and deed of such person, and if applicable, in the capacity shown, having been duly authorized to execute such instrument in such capacity. The foregoing instrument is dated December 20, 2022, and contained **4 page(s)** (including Exhibit A), at the time of this acknowledgment/certification.



[Signature]
Tracey K. Morisugi
Notary Public, STATE OF HAWAII
My commission expires: September 14, 2026

Document Date: 12/20/22 #Pages: 4
Notary Name: TRACEY K. MORISUGI First Circuit
Doc. Description: Supplement to Community
Covenant for Ward Village
[Signature] 12.20.22
Notary Signature Date

NOTARY CERTIFICATION



EXHIBIT A

ADDITIONAL PROPERTY

All of that certain parcel of land situate at Kewalo, Honolulu, City and County of Honolulu, State of Hawaii, being the lands described in deregistered Transfer Certificate of Title No. 630,560 recorded in the Bureau of Conveyances of the State of Hawaii as Document No. A-46240645, described as follows:

LOTS: 425, area 129,979 square feet, more or less,
 426, area 32,312 square feet, more or less,
 427, area 13,625 square feet, more or less,
 428, area 32,182 square feet, more or less, and
 429, area 6,769 square feet, more or less,

as shown on Map 19, filed in the Office of the Assistant Registrar of the Land Court of the State of Hawaii with Land Court Application No. 670 of Victoria Ward, Limited, which lots have been deregistered from the Land Court System pursuant to Hawaii Revised Statutes Section 501-261.

The above-described Lots have been submitted to a condominium property regime, which Condominium Project is known as "ULANA WARD VILLAGE", established by Declaration of Condominium Property Regime dated September 2, 2021, recorded in the Bureau of Conveyances of the State of Hawaii as Document No. A-79200393, and any amendments thereto (the "**Condominium Declaration**") and as shown on Condominium Map No. 6276 recorded in said Bureau, and any amendments thereto. The Condominium Project is comprised of such units as set forth in the Condominium Declaration.

BEING THE PREMISES ACQUIRED BY DEED

GRANTOR : VICTORIA WARD, widow

GRANTEE : VICTORIA WARD, LIMITED, a Hawaiian corporation

DATED : February 24, 1931
FILED : Land Court Document No. 23617
RECORDED : Liber 1106 Page 108

-NOTE:- VICTORIA WARD, LIMITED, a Hawaii corporation, was merged with and into VICTORIA WARD, LIMITED, a Delaware corporation, by CERTIFICATE OF MERGER dated as of September 3, 2002, filed in the Office of the Assistant Registrar of the Land Court of the State of Hawaii as Land Court Document No. 2868456.

[END OF EXHIBIT A]