

DRAWN BY JAMES R. LOVINSKY - P.L.U.

199043

BOOK 1841 PAGE 808

NORTH CAROLINA
JOHNSTON COUNTY

AMENDED PROTECTIVE COVENANTS NORTH FORT SUBDIVISION

THIS DECLARATION, made and entered into this the 15th day of April, 1999 by David Milton Flowers and wife, Helen Jean Flowers and Cambridge Builders, Inc. and Master Builders & Realty Company, Inc., hereinafter referred to as "Declarants";

WITNESSETH:

THAT WHEREAS, Declarants are the owners of that certain tract or parcel of land more particularly described as North Fort Subdivision, as the same are shown on map and survey recorded in Plat Book 52, Page 57, Johnston County Registry and Plat Book 53, Page 363;

AND WHEREAS, It is for the mutual benefit of all homeowners, present and future in said North Fort Subdivision, for Declarants to subject said lots as referenced hereinabove to the following additional Protected Covenants;

NOW, THEREFORE, Declarants do hereby declare that all of the properties referred to above shall be held, sold and conveyed subject to the following easements, restrictions, covenants, and conditions which are for the purpose of protecting the value and desirability of, and which shall run with, the real property and be binding on all parties having any right, title or interest in the described properties, or any part thereof, their heirs, successors and assigns, for the term of these covenants as set forth below, and shall insure to the benefit of each holder thereof.

ARTICLE XIX

1) All water wells be of the six inch drilled type and will be covered by uniform covers selected by David Milton Flowers and paid for by contractor.

2) All lots adjoining the pond will be landscaped by the builder of the house thereon, right up to the high water line. All landscaping on lots adjoining the pond will be maintained by the homeowner, once the homeowner receives a deed.

IN TESTIMONY WHEREOF, the Declarants have hereunto set their hands and seals; as of the day and year first above-written.

David M. Flowers (SEAL)
DAVID MILTON FLOWERS

Helen Jean Flowers (SEAL)
HELEN JEAN FLOWERS

MASTER BUILDERS AND REALTY COMPANY, INC.

BY: Jimmy R. Flowers (SEAL)
PRESIDENT



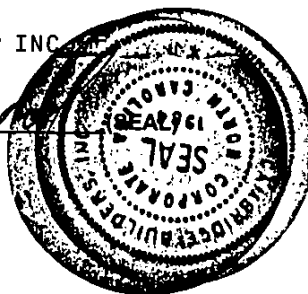
ATTESTED TO BY:

Rebecca W. Davis
SECRETARY

BOOK 184 | PAGE 809

CAMBRIDGE BUILDERS, INC

BY: Dawn E. Beasley
PRESIDENT



ATTESTED TO BY:

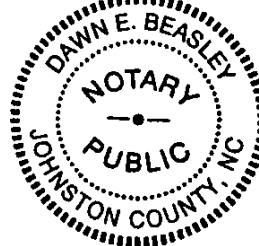
Jenny Jennings
SECRETARY

NORTH CAROLINA
JOHNSTON COUNTY

I, Notary Public, of the County and State aforesaid, certify that David Milton Flowers and Helen Jean Flowers personally came before me this day and acknowledged the foregoing instrument.

Witness my hand and official stamp or seal, this 1ST day of April, 1999.

Dawn E. Beasley
Notary Public
My Commission Expires: 3-2-2004



NORTH CAROLINA
~~JOHNSTON COUNTY~~
WAYNE

I, the undersigned Notary Public, do hereby certify that Jenny Jennings personally appeared before me this day and acknowledged she is secretary of Cambridge Builders, Inc., and that by authority duly given as the act of the corporation, the foregoing instrument was signed in its name by its President, sealed with its corporate seal and attested by her as its Secretary.

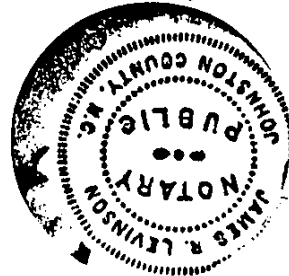
WITNESS my hand and notarial seal, this 1ST day of April, 1999.
Jacqueline M. Waddell
Notary Public My commission expires July 4, 2000



NORTH CAROLINA
JOHNSTON COUNTY

I, the undersigned Notary Public, do hereby certify that Rebecca V. Davis personally appeared before me this day and acknowledged she is secretary of Master Builders and Realty Company, Inc., a North Carolina Corporation, and that by authority duly given as the act of the corporation, the foregoing instrument was signed in its name by its President, sealed with its corporate seal and attested by her as its Secretary.

WITNESS my hand and notarial seal, this 1ST day of April, 1999.
James B. Larrison
Notary Public My commission expires: 2-18-02



NORTH CAROLINA — JOHNSTON COUNTY
The foregoing certificate/s of Rebecca V. Davis
Notary Public/Notaries Public is/are certified to be correct.
Filed for registration and recorded in this office in Book 1841, Page 808
This 23 day of June, 1999 at 2:47 o'clock P.M.
Phillie D. Wall By James B. Larrison
Register of Deeds Asst/Deputy Register of Deeds