

Drawn by: Samuel M. Booth, 156 Mayfield Road, Winston Salem, NC 27104

NORTH CAROLINA  
DAVIDSON COUNTY

**DECLARATION OF RESTRICTIVE COVENANTS  
FOR  
CYPRESS FOREST AT HIDDEN CREEK  
PHASE IV, SECTION 1**

This Declaration is made by **SHUGART ENTERPRISES, LLC**, a North Carolina limited liability company, herein called Declarant, **HUBBARD REALTY OF WINSTON SALEM, INC. and RAMEY DEVELOPMENT CORPORATION**, North Carolina corporations, herein called Owner.

WITNESSETH:

Whereas Owner and Declarant own the real property located in Davidson County, North Carolina, known as **Lots 258, 259, 260, 261, 262, 263, 264, 265, 266, 267, 268, 269, 270, 271, 272, 273, 274, 275, 276, 277, 278, 279, 281, 282, 283, 284, 285, 286, 287, 288, 340, 341, 342 and 343**, as shown on the **Plat of CYPRESS FOREST AT HIDDEN CREEK, PHASE IV, SECTION 1**, as recorded in **Plat Book 62 pages 88, 89, 90 and 91**, in the Office of the Register of Deeds of Davidson County, North Carolina.

Whereas, Declarant and Owner desire to impose the Declaration of Restrictive Covenants for Cypress Forest at Hidden Creek (Declaration) recorded in Book 1829 page 1874, Davidson County North Carolina Registry, as modified and amended upon said Lots.

Now Therefore, Declarant and Owner hereby impose and subject the above stated lots to the Declaration of Restrictive Covenants for Cypress Forest at Hidden Creek recorded in **Book 1829 page 1874**, as modified in Book 2004 page 2479, of the Office of the Register of Deeds of Davidson County, and as the same may be amended and modified, which are incorporated herein by reference and the same shall run with the title to the land. These restrictions do not apply to Tract A, shown on Sheet 2 of 4, page 89, of the plats.

In Testimony Whereof, the duly authorized manager of the limited liability company has executed this instrument for and on behalf of limited liability company and the duly authorized officers of the corporate parties have hereto set their hands

for and on behalf of their respective corporation.

SHUGART ENTERPRISES, LLC

By: [Signature]  
Grover Shugart, Jr., Manager

HUBBARD REALTY OF WINSTON SALEM, INC. RAMEY DEVELOPMENT CORPORATION

By: [Signature]  
President

By: [Signature]  
President

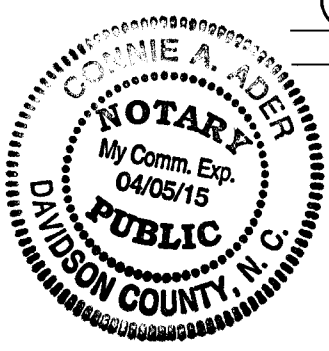
STATE OF NORTH CAROLINA - FORSYTH COUNTY

I certify that the following person personally appeared before me this day, acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated: Grover Shugart, Jr., Manager.

Date: 1/28/15, 2015

[Signature]  
Connie A Ader Notary Public

My commission expires: 4/5/2015



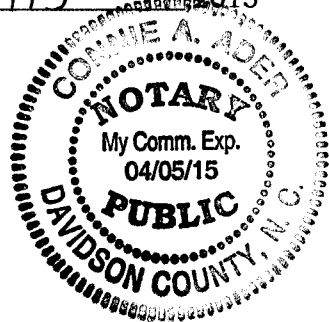
STATE OF NORTH CAROLINA - FORSYTH COUNTY

I certify that the following person personally appeared before me this day, acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated: Bruce R Hubbard.

Date: 1/28/15, 2015

[Signature]  
Connie A Ader Notary Public

My commission expires: 4/5/2015



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STATE OF NORTH CAROLINA - FORSYTH COUNTY

I certify that the following person personally appeared before me this day, acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated: James W. Armentrout

Date: 1/28/2015, 2015

Judy Redding  
\_\_\_\_\_  
Judy Redding Notary Public

My commission expires: 9/18/2016

