



2017009616 00123

FORSYTH CO, NC FEE \$26.00

PRESENTED & RECORDED:

03-14-2017 03:10:12 PM

LYNNE JOHNSON

REGISTER OF DEEDS

BY: OLIVIA DOYLE

ASST

BK: RE 3336

PG: 2540-2541

Drafted by: Brant H. Godfrey

Return to: Box 126

**MODIFICATION OF RESTRICTIVE COVENANTS FOR
THE GABLES AT BRIDGTON PLACE, SECTION II, PHASE 2
AND LOT #185, THE GABLES AT BRIDGTON PLACE SECTION II**

WHEREAS, PENNSTON CORP., a corporation organized and existing under the laws of the state of North Carolina, with its principal office and place of business in the City of Winston-Salem, Forsyth County, North Carolina (hereinafter "Developer"), caused the above-referenced properties to be subject to the Declaration of Restrictive Covenants recorded in the Office of the Register of Deeds of Forsyth County Register of Deeds in Book 2835, page 773-777, and modified in Book 2979, page 4424-4425, which Declaration applies to the above-described properties; and

WHEREAS, Developer was granted the right to modify said Declaration of Restrictive Covenants in Paragraph 21, and

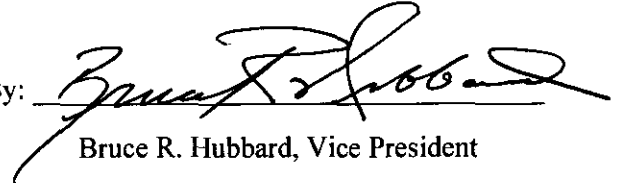
WHEREAS, Developer does hereby desire to modify said Declaration with regard to the above-described properties.

NOW, THEREFORE, Developer modifies the Declaration of Restrictive Covenants for the above-described properties as follows:

1. The first sentence of Paragraph 4. is hereby deleted in its entirety and replaced with the following:
 4. Structures or part of a structure other than uncovered steps, overhanging eaves and cornices shall not extend nearer the front property line than 15 feet or be set back from the front property line more than 25 feet.
2. Except as expressly modified herein, the Restrictive Covenants contained as recorded in Book 2835, Page 773-777, and as modified in Book 2879, page 4424-4425 shall remain in full force and effect without change or modification.

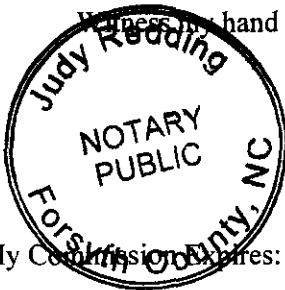
IN TESTIMONY WHEREOF, PENNSTON CORP. has caused the foregoing document to be executed in its corporate name by a duly authorized officer by authority of its Board of Directors, this the 14th day of MARCH, 2017.

PENNSTON CORP.

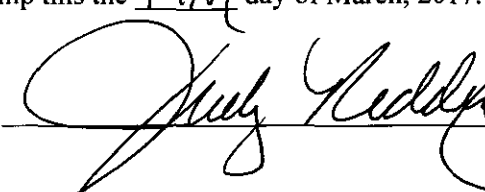
By: 
Bruce R. Hubbard, Vice President

NORTH CAROLINA – FORSYTH COUNTY

I, Judy Redding, a Notary Public of Forsyth County, NC do hereby certify that Bruce R. Hubbard personally came before me this day and acknowledged that he is Vice President of Pennston Corp. and acknowledged on behalf of the corporation, the due execution of the foregoing instrument.



Witness my hand and notarial seal or stamp this the 14th day of March, 2017.



My Commission Expires: 9/18/21

NORTH CAROLINA – FORSYTH COUNTY

The foregoing (or annexed) certificate of _____ is certified to be correct this the _____ day of _____, 2017.

Probate and filing fee \$ _____ paid.

REGISTER OF DEEDS