

WAKE COUNTY, NC 673  
LAURA M RIDDICK  
REGISTER OF DEEDS  
PRESENTED & RECORDED ON  
08/23/2002 AT 15:20:30

BOOK:009556 PAGE:02533 - 02536

Prepared by and return to:  
Rod O'Donoghue, Jr., Attorney at Law  
1100 Navaho Drive, Suite 106  
Raleigh, NC 27609

STATE OF NORTH CAROLINA  
COUNTY OF WAKE

SUPPLEMENTARY  
DECLARATION OF ANNEXATION  
FOR  
BALLENTINE SUBDIVISION, PHASE 3A

THIS DECLARATION OF ANNEXATION is made this 16<sup>th</sup> day of August, 2002  
by PS/SE BALLENTINE FARMS, L.L.C., a Virginia limited liability company (hereinafter  
referred to as the "Declarant");

WITNESSETH:

WHEREAS, the Declarant is the owner of certain real property located in or near the  
Town of Fuquay Varina, Wake County, North Carolina, known as BALLENTINE  
SUBDIVISION, Phase 3A (hereinafter referred to as the "Property"), as more particularly  
described on attached Exhibit A, which is incorporated by reference for a more particular  
description; and

WHEREAS, the Declarant wishes to subject the Property to the Declaration of  
Covenants, Conditions and Restrictions for Ballentine Subdivision (the "Covenants"), recorded  
in Book 8570, Page 901, and all amendments thereto, all recorded in the Wake County Registry,  
N.C.

NOW, THEREFORE, pursuant to the terms and conditions of the Covenants, the  
Declarant declares that the Property is annexed to and is made a part of Ballentine Subdivision in  
the Middle Creek Township, Wake County, North Carolina, and that the Property is subject  
to, and bound by, and shall be held, used, transferred, sold and conveyed subject to, and in  
accordance with all the covenants, conditions, restrictions, easements and other provisions of the  
Covenants and of the Declaration, which are specifically incorporated by reference as if fully set

forth herein, which shall be covenants running with the land. The operation and effect of the Covenants are extended to the Property, including, but not limited to the various Lot which is a part of the Property.

IN WITNESS WHEREOF, the Declarant has caused this instrument to be signed under seal in its name by its duly authorized Manager, as of the day and year written above.

**OWNER:**  
**PS/SE BALLENTINE FARMS, LLC,**  
a Virginia limited liability company (SEAL)

By: **HFC-BALLENTINE, LLC,**  
a Virginia limited liability company, (SEAL)  
Sole Member/Manager

By:  (SEAL)  
James M. Cluett, Manager

STATE OF Virginia

COUNTY OF Fairfax

I, the undersigned Notary Public of the County and State aforesaid, do hereby certify that **JAMES M. CLUETT**, personally came before me this day and acknowledged that he is Manager of **HFC-BALLENTINE, LLC**, a Virginia limited liability company, which is Manager of **PS/SE BALLENTINE FARMS, LLC**, a Virginia limited liability company, and that by authority duly given and as the act of **HFC-BALLENTINE, LLC**, as Manager, the foregoing instrument was signed for the purposes therein expressed, for and on behalf of **PS/SE BALLENTINE FARMS, LLC**.

Witness my hand and official seal, this the 16<sup>th</sup> day of August, 2002.  
(SEAL-STAMP)

  
\_\_\_\_\_  
Notary Public

My Commission expires: \_\_\_\_\_ My Commission Expires September 30, 2003

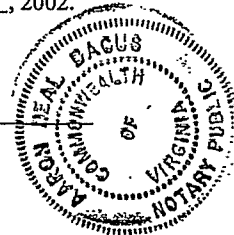


EXHIBIT A

PROPERTY DESCRIPTION

All that certain tract or parcel of real property lying and being in or near the Town of Fuquay Varina, Wake County, North Carolina, known as Ballentine Subdivision, Phase 3A, and more particularly described as follows:

BEING all of Phase 3A, BALLENTINE SUBDIVISION, according to a plat entitled "Survey of Ballentine Subdivision, Phase 3A" as prepared by Mauldin-Watkins Surveying, P.A. and recorded in Book of Maps 2002, Page 1337, in the Office of the Register of Deeds of Wake County, North Carolina, (the "Wake County Registry"), to which plat reference is made for a more particular description.

Laura M Riddick  
Register of Deeds  
Wake County, NC



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Please retain with original document and submit for rerecording.**



**Wake County Register of Deeds  
Laura M. Riddick  
Register of Deeds**

**North Carolina - Wake County**

The foregoing certificate \_\_\_ of AARON Neal Deeds

\_\_\_\_ Notary(ies) Public is (are) certified to be correct. This instrument and this certificate are duly registered at the date and time and in the book and page shown on the first page hereof.

Laura M. Riddick, Register of Deeds  
By: Frederick C. Baymon  
Assistant/Deputy Register of Deeds

This Customer Group  
1 # of Time Stamps Needed

This Document  
4 New Time Stamp  
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