

REGISTER OF DEEDS
Sharon A. Davis
Durham County, NC
2019 Nov 04 12:36:22 PM
BK:8792 PG:304-309
DECLARATION
FEE: \$26.00
INSTRUMENT # 2019040598



Prepared by Edmund D. Milam, Jr., Esq.
Return to: *Milam & Co. [RSD Box]*
STATE OF NORTH CAROLINA

DECLARATION FOR EXTENDING
PROTECTIVE COVENANTS - -
THE DOWNS

COUNTY OF DURHAM

NOW COME Barbara Osterman Barnes [Parcel # 143223], Jack Griffith [#143180], Gary J. Smith and wife, Elizabeth A. Smith [#143224], Terrence A. Blalock and wife, Regina Blalock [#143222], and Ronald J. Spiegel, Trustee under The R.J. Spiegel Revocable Trust dated April 1, 2016 [#143200], hereinafter collectively referred to as the "Lot Owners"; and

Whereas, each of the Lot Owners presently owns fee simple interest in one or more lots included within the real property covered by the Protective Covenants (hereinafter the "Covenants") recorded in Book 397, Page 73, Durham County Registry; further, that the Lot Owners, collectively, are the owners of all the lots within the real property covered by said Covenants; and

Whereas, the Covenants expressly provide for their extension, in whole, for a definite additional period of time by a written declaration of the owners of two thirds of the lots included within the real property covered by said Covenants; and

Whereas, said Covenants have proved to be beneficial to the owners of the real property covered thereby;

It is, therefore, the declaration of the Lot Owners of a greater then two thirds majority of the lots within the real property covered by said covenants that the Covenants, in whole, be extended an additional period of time, to-wit until January 1, 2050;

Upon the recording of this Extension of Covenants document with the Durham County Register of Deeds within six (6) months prior to January 1, 2020, said Extension shall become binding upon all the lots within the real property covered by the Covenants [being all of the parcel numbers referenced in the opening paragraph of this document], and shall run with the land; and

It is further the intent of the parties hereto that the "extension of covenants" provision included within the Covenants be preserved RE: any further declaration recorded within six months prior to January 1, 2050.

WITNESSETH our hands and seals this the 16 day of September, 2019.

Barbara Osterman Barnes (SEAL)
Barbara Osterman Barnes

State of NC
County of Durham

I certify that **Barbara Osterman Barnes** personally appeared before me this day, acknowledging the due execution of the foregoing instrument for the purposes set forth herein.

Witness my hand and official stamp or seal, this the 16 day of September / 2019 .

Tiron K. Guio

Notary Public

Print Notary Name: Tiron K. Guio
My Commission Expires: June 24, 2023



next page for additional signatures and notaries.

Jack Denny Griffith (SEAL)
Jack Denny Griffith

State of NC
County of Durham

I certify that **Jack Denny Griffith** personally appeared before me this day, acknowledging the due execution of the foregoing instrument for the purposes set forth herein.

Witness my hand and official stamp or seal, this the 10th day of September, 2019 .

Misty N. Oakley
Notary Public

Print Notary Name: Misty N. Oakley
My Commission Expires: MAY 17 2020

Misty N. Oakley
Notary Public
(Official Seal)
Durham County, NC
My commission expires MAY 17 2020

See next page for additional signatures and notaries.

Gary J. Smith (SEAL)
Gary J. Smith

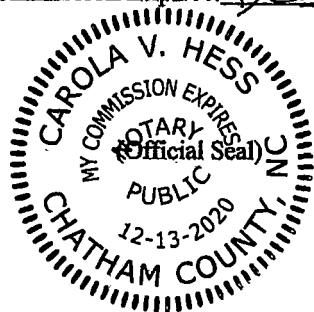
State of North Carolina
County of Orange

I certify that Gary J. Smith personally appeared before me this day, acknowledging the due execution of the foregoing instrument for the purposes set forth herein.

Witness my hand and official stamp or seal, this the 24th day of September 2019 .

Carola V. Hess
Notary Public

Print Notary Name: Carola V. Hess
My Commission Expires: Dec 13, 2020



Elizabeth A. Smith (SEAL)
Elizabeth A. Smith

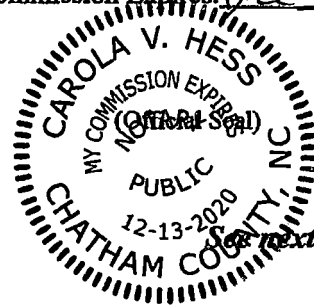
State of North Carolina
County of Orange

I certify that Elizabeth A. Smith personally appeared before me this day, acknowledging the due execution of the foregoing instrument for the purposes set forth herein.

Witness my hand and official stamp or seal, this the 24th day of September 2019 .

Carola V. Hess
Notary Public

Print Notary Name: Carola V. Hess
My Commission Expires: Dec 13, 2020



See next page for additional signatures and notaries.

Terrence A. Blalock (SEAL)

State of _____
County of _____

I certify that **Terrence A. Blalock** personally appeared before me this day, acknowledging the due execution of the foregoing instrument for the purposes set forth herein.

Witness my hand and official stamp or seal, this the ____ day of _____, 2019 .

Notary Public

Print Notary Name: _____
My Commission Expires: _____

(Official Seal)

Regina Blalock (SEAL)

State of _____
County of _____

I certify that **Regina Blalock** personally appeared before me this day, acknowledging the due execution of the foregoing instrument for the purposes set forth herein.

Witness my hand and official stamp or seal, this the ____ day of _____, 2019 .

Notary Public

Print Notary Name: _____
My Commission Expires: _____

(Official Seal)

See next page for additional signature and notary.

The R.J. Spiegel Revocable Trust dated April 1, 2016

By: *Ronald J. Spiegel* (SEAL)
Ronald J. Spiegel, Trustee

State of NC
County of Person

I certify that Ronald J. Spiegel, Trustee of The R.J. Spiegel Revocable Trust dated April 1, 2016, personally appeared before me this day, acknowledging the due execution of the foregoing instrument for the purposes set forth herein.

Witness my hand and official stamp or seal, this the 4 day of Sept, 2019 .

Mary Pope
Notary Public

Print Notary Name: Mary Pope
My Commission Expires: 4/5/2022

(Official Seal)

