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INST # 2017226487

BATCH # 98971

JEFFERSON CO, KY FEE \$13.00

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LODGED BY: BARDENWERPER TALBOTT & ROBERTS PLLC

RECORDED: 10-12-2017 03:04:13 PM

BOBBIE HOLSCRAW

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PG: 283-286

DECLARATION OF ANNEXATION**VILLAS AT SIGNATURE POINT SUBDIVISION, SECTION 4A
JEFFERSON COUNTY, KENTUCKY**

THIS DECLARATION OF ANNEXATION FOR VILLAS AT SIGNATURE POINT SUBDIVISION, SECTION 4A (“Declaration of Annexation”) is made, imposed and declared as of this 27 day of August, 2017, by **SIGNATURE POINT DEVELOPMENT, LLC**, a Kentucky limited liability company, with an address of 16218 Shelbyville Road, Louisville, Kentucky 40245 (hereinafter referred to as “Declarant”).

WITNESSETH:

WHEREAS, Elite Homes, Inc. (“Original Declarant”) was the original Declarant pursuant to that certain Declaration of Covenants, Conditions and Restrictions of Villas at Signature Point Subdivision, Section 1, dated July 31, 2014, of record in Deed Book 10277, Page 88; that certain Declaration of Annexation, Section 2, dated October 29, 2015, of record in Deed Book 10489, Page 267; and that certain Declaration of Annexation, Section 3, dated May 3, 2017, of record in Deed Book 10879, Page 550; all in the Office of the Clerk of Jefferson County, Kentucky (“Declaration”), as shown on plat of same of record in Plat and Subdivision Book 54, Page 74, Plat and Subdivision Book 55, Page 20 and Plat and Subdivision Book 56 Pages 52 and 53 (“Subdivision”), all in the Office of the Clerk aforesaid; and

WHEREAS, pursuant to that certain Assignment and Assumption of Declarant’s Rights Agreement dated October 29, 2015, of record in Deed Book 10489, Page 262 (“Assignment”) in the Office of the Clerk of Jefferson County, Kentucky, the Original Declarant assigned all rights in the Declaration and Subdivision to Declarant;

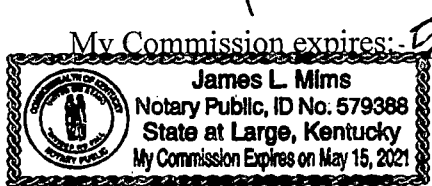
WHEREAS, Declarant desires to annex certain additional real property known as Section 4A and more particularly described below (“Section 4A” or the “Annexed Property”) into the Subdivision and subdivision regime and to subject Section 4A to the Declaration as amended herein pursuant to the provisions of Article I, Section 1.02 of the Declaration; and

NOW, THEREFORE, in accordance with the foregoing preambles, which are hereby incorporated herein, the Declarants hereby declare as follows:

1. The Annexed Property consists of the lots numbered 78 through 94, inclusive, as shown on Record Plat of **VILLAS AT SIGNATURE POINT SUBDIVISION - SECTION 4A**, filed simultaneously with the recording of this Declaration of Annexation, of record in Plat and Subdivision Book 56, Pages 97 and 98 in the Office of the Clerk aforesaid.

COMMONWEALTH OF KENTUCKY)
) SS:
COUNTY OF JEFFERSON)

The foregoing instrument was subscribed, sworn to, and acknowledged before me by
JAMES PUGOTTE as MANAGING MEMBER of SIGNATURE POINT
DEVELOPMENT, LLC, a Kentucky limited liability company, on behalf of the company, this
30 day of APRIL, 2017.



[Signature]
Notary Public, State at Large, Kentucky

THIS INSTRUMENT PREPARED BY:

[Signature]

BARDENWERPER, TALBOTT & ROBERTS, PLLC
Nicholas R. Pregliasco
1000 N. Hurstbourne Pkwy., 2nd Floor
Louisville, Kentucky 40223
(502) 426-6688

2. Section 4A is hereby annexed to VILLAS AT SIGNATURE POINT SUBDIVISION, SECTIONS 1, 2 & 3 and the scheme set forth in the Declaration shall be and hereby is extended to include the Annexed Property as more particularly described as:

BEING Lots 78 through 94, inclusive, as shown on Record Plat of Villas at Signature Point Subdivision – Section 4A, prepared by Land Design & Development, Inc. dated July 28, 2017, and approved by the Louisville Metro Planning Commission on 10.12.2017, 2017 Docket # 16SubDIV1033 the original of which is shown on the Plat of record in Plat and Subdivision Book _____, Page _____ in the Office of the Clerk of Jefferson County, Kentucky.

Being the same property acquired by Declarant by Deed dated February 22, 2017 in Deed Book 10872, Page 523, in the aforesaid Office of the Clerk of Jefferson County, Kentucky.

3. Declarant declares that the Additional Property shall be owned, held, used, leased, conveyed and occupied subject to the conditions and restrictions set forth herein as if these conditions and restrictions were included in and made a part of the Declaration.

WITNESS the signature of Declarant by its duly authorized representative as of the day, month, and year first above written.

SIGNATURE POINT DEVELOPMENT, LLC
a Kentucky limited liability company

By: _____
Name: DEEPA KUGATAM
Title: MANAGING MEMBER

Recorded in Plat Book
No. 56 Page 97-98
Part No. _____