

## KNOWN DEVELOPMENT DISCLOSURES

1/26/12

Border Creek	Power transmission line right-of-way, 21 lots in Davidson County, Adjoins the City of Winston-Salem Construction & Demolition Landfill	3/2/06
Bridgton Place, Sec. I, II, III, IV & V	Power transmission line right-of-way. Homeowners Assn.	2/2/06
Bridgton Place, (The Gables)	Homeowners Assn.	10/6/09
Bridgton Place, (The Gardens at)	Power transmission line right-of-way. Homeowners Assn.	1/30/03
Brushy Creek	100 Year Floodplain (some lots)	2/11/05
Camden Park Sec. 1, 2	Homeowners Assn., Permanent storm water retention pond	6/13/07
Camelot at Sherwood Forest	Homeowners Assn., 100 year flood plain (some lots)	4/7/97
Crosslands, Phase II	Gas line easement on some lots	3/19/08
Crow Hill, Phase Three	Homeowners Assn., Lots 1-3 & 35-38 are in Pfafftown 27040. All others are in Winston-Salem 27106.	9/23/08
Dar Ridge Park	100 year flood plain, powerlines	10/6/03
Darwick Acres	100 year flood plain (some lots)	9/9/03
Dryden Park, Sec. I Ph 1	Rear yard buffer on lots 1 thru 17. See plat map and restrictive covenants.	12/2/04
Essex Farm	Homeowners Assn.	2/15/08
Ebert Village	Ebert Road landfill, sewage treatment plant	1/31/95
Fair Oaks	Homeowners Assn., \$100 adm. fee paid by buyer at closing, The Estates have private streets	10/6/09
Glenhaven (Townhomes)	Homeowners Assn., \$250 Capital Charge per buyer	3/19/08
Graycliff	Forsyth County Water Plant, Some lots in Davidson County.	3/21/05
Harwick Place	Homeowners Assn.	7/20/95
Hidden Creek, Ph. 2, 3	Homeowners Assn. (only applies in Forsyth County)	6/24/02
Kaymoore, Sec. 1, 2	Homeowners Assn., adjacent to nature preserve	1/11/99
Kensington Village, Sec. 1, 2, Ph. 1	Homeowners Assn., Watershed Pond, \$100 adm. fee paid by buyer at closing. Proposed widening of Hopkins Road.	8/30/00 10/23/03
Laurel Oak Ranch	Homeowners Assn., Colonial Pipeline, Plantation Pipeline, Southern Bell buried cable, land set aside for Western Loop to be completed within 20 years.	7/10/01 7/10/01
Lochurst, Sec. I, II, III, IV Ph. 2	Homeowners Assn.	3/28/06
Long Creek Village, Sec. 1, Ph. 1,2	Homeowners Assn., Proposed Northern Beltway adjoins property. Impending annexation into W-S. \$100 adm. fee paid by buyer at closing	1/28/02 1/28/02
Long Creek Village, Sec. 1, Ph. 2, Ph. 3	Homeowners Assn. Proposed Northern Beltway adjoins property. Natural common area / Wetland disclosure	1/21/09
Long Creek Village, Townhomes Sec. 1 Ph. 2, Ph. 4	Homeowners Assn. Proposed Northern Beltway adjoins property. Impending annexation into W-S. \$100 adm. fee paid by buyer at closing	1/28/02 1/28/02
Meadowlands	Power lines, natural gas easement, 100-year flood plain (some lots), Wetlands, drainage easements, Homeowners Assn.	6/18/09
Meredith Woods, Phase 1, 2	Annual pool & tennis facilities dues \$350.00/per family Disclosure of Preliminary NC Hwy. 109 Corridor, Read Sanitary Sewer Disclosure	10/28/05 3/20/01
Merrifield	Homeowners Assn.	8/16/01
Mid Salem Village	Homeowners Assn., private streets	1/30/03
Oak Valley	Homeowners Assn. 100 year flood plain (some lots), gravesite on common area	4/7/97
Hiddenbrooke, Section 12, Phase 4	Adjoins Shooting Supply Wholesale Business; 3 lots may be developed between lots 449-450	10/6/04
Sawgrass Phase 1,	5 lots are on septic tanks	6/13/07
Legacy Village	Homeowners Assn., Building Envelope Lots	3/2/11
Peppertree, Sec. I, II, III	Family cemetery plot, water purification plant, Power lines in Section III	1/31/95
Pfafftown Village, Sec. I, II	Abandoned septic field (lots 14, 15, 16)	1/30/03
Reedy Fork Ranch	Homeowners Assn., 100 year flood plain	8/22/02
Retford Park	Homeowners Assn.	4/13/00
Ridecrest at Wellesley	Homeowners Assn., private sewer w/monthly fee	3/24/05
Rolling Green Forest	100 year flood plain (some lots)	2/3/98
Salem Springs, Ph. 1, 4	Homeowners Assn., Power Transmission Lines	9/28/01
Sedge Meadow, Ph. 1, 2	Homeowners Assn.	11/17/99
Shallowford Lakes, Sec. 9, 10	Homeowners Assn. \$750 Development fee due at closing	4/24/09
Shelburne Village at Camelot, Sec. I, Sec. 2 Ph 1	Homeowners Assn., 100 year flood plain (some lots)	4/30/02
Sherwood Forest, Sec. 15, Ph. IV-C1, C3	Power transmission line right-of-way	1/31/95
Sherwood Forest, Sec. 16, Ph. 4	Homeowners Assn.	4/7/97
Sherwood Forest, Sec. 17	Homeowners Assn.	4/7/97
Sherwood Forest, Sec. 18	Homeowners Assn.	1/30/03
Spring Creek, Sec. 1, 2, 3	Community sewer system w/monthly fee, power transmission line right-of-way	6/11/97
Spring House, Sec. 3,4, 5, 6, 7, 8, 9, 10	Sections 4, 5, 6, 7, 8, 9, 10 Located in Forsyth County, Section 3 Located in Davidson County	12/15/97
Springfield Village, Sec. 1, 2, Ph. 1, 2, 3	Homeowners Assn., \$50 adm. fee paid by buyer at closing	2/16/01
Stonebrook Farm	Homeowners Assn., Pond	6/14/07
Sunny Brook	Homeowners Assn., \$100 Adm. Fee paid to LRIG, LLC by buyer at closing	2/18/09
Taylor's Run	Homeowners Assn., \$100 adm. Fee paid by buyer at closing	2/10/04
The Bluffs at Riverstone	Homeowners Assn.	6/13/07
The Village at Spring House	100 year flood plain on some lots, Private access easement on rear of lots 4-15. Negative access easements on rear of lots 1-15. Homeowners Association.	4/15/05
Union Pointe	100 year flood plain, right-of-way for future power transmission lines	5/12/04
Waterford, Sec. 4, Ph. 1, 2, 3	Homeowners Assn.	12/18/97
Wellesley Place, Sec. 1, 2, 3	Homeowners Assn., private sewer w/monthly fee	1/22/98
Windfield Sec. 1,2,3	Homeowners Assn., Sanitary sewer easement thru common area, 100 yr. floodplain (some lots)	6/12/06
Windsor Park. Sec. 1, 2-A	Proposed corridor-eastern leg of northern beltway, 100 yr. floodplain (some lots)	1/31/95
	Sanitary sewer easement located on rear of lots 41, 42, 43, 44, 301	5/6/96
Windsor Park (The Woods at)	Proposed corridor-eastern leg of northern beltway, 100 yr. floodplain (some lots)	1/31/95

Full disclosure is required to all buyers prior to signing any Offer to Purchase and Contract in any of these neighborhoods.

Disclosure is also required to all real estate agents prior to acceptance of any contract in these neighborhoods.

This list is subject to change without notice as new items are revealed. This list should not be construed to be the only items necessary for disclosure. Each agent and buyer is responsible for investigating each property for further pertinent items. The items that appear on this list are those known to the developer at this time.