

THIS DECLARATION, Made this 31st day of December 1970, by MONUMENTAL PROPERTIES, INC., a body corporate of the State of Maryland.

WHEREAS, MONUMENTAL PROPERTIES, INC. is the owner of all the lots of ground hereinafter described, as follows:

Lots 10 to 14, Block C, both inclusive; Lots 3 to 33, Block E, both inclusive; Lots 43 to 50, Block J, both inclusive; Lots 1 to 18, Block F, both inclusive; all as shown on Plat entitled "Section One, Plat Three, Woodbridge Valley", which Plat is recorded among the Land Records of Baltimore County, State of Maryland, in Plat Book O.T.G. No. 33, folio 111.

AND WHEREAS, MONUMENTAL PROPERTIES, INC. for the purposes of creating and maintaining a general scheme of development, desires that the hereinbefore mentioned lots of ground shall be subject to the covenants and restrictions hereinafter set forth, which said covenants and restrictions shall be in addition to any restrictions made applicable to the aforesaid lots and/or some of them by virtue of the Agreement dated January 5th, 1967 by and between this company and others as parties of the first part and North Rolling Road Improvement Association, et al, as party of the second part, which said Agreement is recorded among the Land Records of Baltimore County, Maryland, in Liber O.T.G. No. 4712, folio 47.

NOW, THEREFORE, THIS DECLARATION WITNESSETH: That MONUMENTAL PROPERTIES, INC., for itself, its successors and assigns, in consideration of the mutual benefits to be derived by it and them, does hereby impose on the land hereinabove described the following restrictions, covenants, conditions, agreements and reservations:

