

STATE OF SOUTH CAROLINA)
COUNTY OF DORCHESTER)

**ASSIGNMENT OF RIGHTS AND
LIABILITIES BY P & M, A PARTNERSHIP**

WHEREAS, P & M, A PARTNERSHIP, A SOUTH CAROLINA LIMITED PARTNERSHIP, became the successor in interest to Moultrie Investors, a Limited Partnership, as to all rights and liabilities as the subdivider and/or developer of Newington Plantation Subdivision, also known as Newington Plantation Estates Subdivision, pursuant to the conveyance of title to real property described in the deed of Moultrie Investors, a Limited Partnership, dated December 22, 1978 and recorded December 27, 1978, in the Office of the Clerk of Court for Dorchester County in Book 364, at Page 72; and

FILED - RECORDED
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LINCOLN COUNTY
DORCHESTER COUNTY, SC

WHEREAS, P & M, A PARTNERSHIP, has declared it would be in the best interest of the Newington Plantation Subdivision if the Newington Plantation Estates Association, the homeowners' association operating and existing within the aforementioned subdivision for the benefit of its homeowners, become responsible for approving plans and specifications for any structure proposed to be erected within the subdivision, and/or any remodeling of any structure within the subdivision. Additionally, it would be in the best interest of the homeowners within the subdivision that the Newington Plantation Estates Association also have the authority to consent to building setback limitations, and any other right or reservation made in favor of the subdivider/developer of the subdivision.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS, THAT P & M, A PARTNERSHIP, A SOUTH CAROLINA LIMITED PARTNERSHIP, does hereby assign, transfer and convey any and all of its rights, reservations of rights, authority and associated liability, if any, that it may have as subdivider and/or developer of the real property located within the subdivision of Newington Plantation, which is also known as Newington

Anton W. Sterba
ANTON W. STERBA, ESQUIRE
ATTORNEY AT LAW
P. O. BOX 968
SUMMERVILLE, SC 29484-0968

Plantation Estates Subdivision, to Newington Plantation Estates Association.

Newington Plantation Estates Association, by the signature of its President, does hereby consent to the assignment of rights and liabilities, if any, of P & M, A Partnership, a South Carolina Limited Partnership, as set forth herein above.

BEING a portion of the real property conveyed to the Assignor herein, by deed of Moultrie Investors, A Limited Partnership by deed dated December 22, 1978, and recorded December 27, 1978, in the Office of the Clerk of Court for Dorchester County in Book 364, at Page 72.

Samuel J. Sabree
Arthur W. Sabree

P & M, A PARTNERSHIP, A SOUTH
CAROLINA LIMITED PARTNERSHIP
BY: M & S DEVELOPMENT, INC.

BY: John F. Murphree
JOHN F. MURPHREE, PRESIDENT

THE UNDERSIGNED, NEWINGTON PLANTATION ESTATES ASSOCIATION, DOES
HEREBY CONSENT TO THE WITHIN ASSIGNMENT OF RIGHTS AND
LIABILITIES.

Louis Neugebauer
Arthur W. Sabree

NEWINGTON PLANTATION ESTATES
ASSOCIATION

BY: Randy D. Sadler
ITS PRESIDENT
RANDY D. SADLER

ACKNOWLEDGMENT

I, Anton W. SERBA, a Notary Public for the State of South Carolina, do hereby certify that the within named P & M, A PARTNERSHIP, A SOUTH CAROLINA LIMITED PARTNERSHIP, BY M & S DEVELOPMENT, INC., BY JOHN F. MURPHREE, ITS PRESIDENT, personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal this the 14th day of May, 2004.

Anton W. Serba (Seal)
Notary Public for SC
My Commission Expires: 2-7-2011

ACKNOWLEDGMENT

I, Anton W. SERBA, a Notary Public for the State of South Carolina, do hereby certify that the within named NEWINGTON PLANTATION ESTATES ASSOCIATION, BY RANDY D. SADLER, ITS PRESIDENT, personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal this the 18th day of May, 2004.

Anton W. Serba (Seal)
Notary Public for SC
My Commission Expires: 2-7-2011

STATE OF SOUTH CAROLINA
COUNTY OF DORCHESTER
Filed for record this 20th
Day of May 2004
at 10:56a M and recorded
in book 4147 page 7
LINDA T MESSERVY
REGISTER OF MESNE CONVEYANCES