

ARTICLE I

DEFINITIONS

Section 1. "Association" shall mean and refer to Peppertree Homeowners Association, its successors and assigns.

Section 2. "Owner" shall mean and refer to the record owner, whether one or persons or entities, of a fee simple title to any Lot which is a part of the Properties, including contract sellers, but excluding those having such interest merely as security for the performance of an obligation.

Section 3. "Properties" shall mean and refer to that certain real property hereinbefore described, and such additions thereto as may hereafter be brought within the jurisdiction of the Association.

Section 4. "Common Area" shall mean that portion of the Property owned by the Association for the common use and enjoyment of the members of the Association and shall include, but is not limited to, all recreational facilities, community facilities, swimming pools, pumps, trees, landscaping, sprinkler systems, pavements, streets, pipes, wires, conduits, and other public utility lines situated thereon, but shall not include any portion of the Building Locations shown on said plat or any portion of such locations hereinafter described as a "Lot" or dedicated street, or sales offices.

Section 5. "Lot" shall mean and refer to any plot of land shown upon the preliminary subdivision map of Phase #1 attached hereto of the Properties with the exception of the Common Area, and designated "Lot".

Section 6. "Declarant" shall mean and refer to Brent Corporation, its successors and assigns if such successors or assigns should acquire more than one undeveloped Lot from the Declarant for the purpose of development.

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