All dwell shall be constructe in accordance with of all regulatory c bility in this rega	No dwell tract, of less that	No trail buildings shall be purposes. Motor h may be used as a t nent residence for	No retai ted on this proper	All resi feet or more from shall not apply to	All out terial and set ba except this set-b 32, 33, 34, 35B,	All dwe feet, except Lots 1500 square feet.	Only ne on the property.	COUNTRY MANOR SU is filed in the l ing 101.491 acres Esculan Surveys of in Plat Cabinet shall be effective on all purchasers cessors and assig 2005.	
 ings and improvements d in a good and workma the building, plumbing odes. The Grantor wil rd before, duting, or	7. ing shall be erected on n one acre in area.	6. er homes, mobile homes, kept or used on the pr omes may be kept on the emporary residence duri a period of time not t	l, commercial or indus ty.	4. dence buildings shall the front road, except Lots 29, 30, 31, 32,	3. buildings and detached ck at least ninety (90) ack restriction shall n 47 and 48.	2. 1lings shall have a mi 11 through 35B, which	l. ^w , single-family resid	bllowing restrictions sh JBDIVISION of Elmo Estat Real Estate Records of s of land out of the Jo of Kaufman County, Texa 1, Page 599, of the Pla ve until December 31, 2 s of property in said S gns. The restrictions	FOR TREE COUNTRY M (A Part of Elmo Esta
constructed on the pro nlike manner and shall and electrical requin 1 not assume any respo after construction.	any tract, or part o	garages, barns, or emises for residenti premises and motor ng construction of a o exceed six (6) mon	trial business may be	be set back a distance this set-back restric 33, 34, 35B, 47 and 4	garages shall be of feet from the front ot apply to Lots 29,	/, 400 nimum size of たをやて squa shall have a minimum s	ence buildings shall b	all be applicable to es, Inc., as such Sub Kaufman County, Texas seph T. Vonderhoya and s, the plat of which it t Records. Said rest 005, and shall be bind ubdivision, their heir shall terminate Decemb	MANOR 95
premises hall be luirements sponsi-)f any	r other tial r homes a perma- onths.	opera-	e of 75 ction 8.	new ma- : road, 30, 31,	uare Size.of	be built	to the TRE Subdivision (as, and be and Juan th is file out is file out ing up- theirs, suc- teirs, suc-	۲. چ ۲

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All dwellings and improvements constructed on the premises shall be constructed in a good and workmanlike manner and shall be of all regulatory codes. The Grantor will not assume any responsi- bility in this regard before, duting, or after construction
wo uwelling shall be erected on any tract, or part of any tract, of less than one acre in area. 8.
No trailer homes, mobile homes, garages, barns, or other purposes. Motor homes may be kept on the premises for residential may be used as a temporary residence during construction of a perma- nent residence for a period of time not to exceed six (6) months.
G. ,
No retail, commercial or industrial business may be opera- ted on this property.
- 5
All residence buildings shall be set back a distance of 75 feet or more from the front road, except this set-back restriction shall not apply to Lots 29, 30, 31, 32, 33, 34, 35B, 47 and 48.
4
All outbuildings and detached garages shall be of new ma- terial and set back at least ninety (90) feet from the front road, except this set-back restriction shall not apply to Lots 29,30, 31, 32, 33, 34, 35B, 47 and 48.
ح.
All dwellings shall have a minimum size of these square 1500 square feet.
2.
Only new, single-family residence buildings shall be built on the property.
· · ·
COUNTRY MANOR SUBDIVISION of Elmo Estates, Inc., as such Subdivision ing 101.491 acres of land out of the Joseph T. Vonderhoya and Juan Esculan Surveys of Kaufman County, Texas, the plat Cabinet 1, Page 599, of the Plat Records. Said restrictions on all purchasers of property in said Subdivision, their heirs, suc- 2005.
, Inc.)
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RU ANZ ... J D'CLOCK M. 2 2 their heirs, assigns or success tions may be enforced by legal restrain and enjoin anyone viol Estates, Inc.), as developer, h restrictions are enforced and m equity to enforce compliance. Ś 50 ہے تک 1a th ¢ο ч сu 0 Ľ Q H. ind lei \exists and sh st H, Ч Ω on the premises, cats and other purposes. No dangerous or vicio sep. Domestic livestock may be be kept on the premises. Ω, ົ່ມລ 1111 æ an \$ 15 Ξ έQ <u>ب</u> <u>ю</u>, ... ب_ز و منز 7 1 0 a ĥ, 40 Ξ ā. 0 S ۶4. D SUL n ffi Q ō Ω ອປ qua Yo lude ۲h -O These here f the S a. ы Valified Young or comple B ົ Thes: indin; n ŝ ы, Ø μ. 62 G in Other ല <u>c.</u> The 0 ۱<u>۱</u> 5 144 р с с с The moto h he keeping prohibited ns The in ŝ Ô . سر ilboxes standar tra OHY , 1984 ed Ô. ч dwellings cc builder as s Someone desi eted within z res ø n all purchasers of 1 ns or successors. Co ced by legal actions hese restrictions and, n anyone violating or it is understood the developer; has an in ч ょむ l c tri σù in n vehis vehi コネ rt 13 c+ н с .emis or spr ñ <u>ы</u> О j. Ö റപ് and O tion led rds rt 0 ses shall be rubbish/that . ะ อ • 00 1984-j 0 tions HIG ъ ns 1 , Q ы У С pos Box s replace ar in Volume 75 of Kaufman sha S щ constructed on the p such qualifications signated by him. Al a reasonable time a cons same are net kept or vicious dogs she may be kept ല Jay Uinny Meinnin, Notary Public for the State of Texna. M. TSK, CP MA. Communication expires in ... ω ΩΩ ці Н Ч zknowledged ^{may} b in the c+ щ 90 00 and and mounting shal 17 ы Notary 1 an in bring By нo TRE (A truc 16 のいんた щ F 14 Uinny Ma for the ŝ ous dogs shall t kept on the pre or breeding pur 1 rt. ٠ ct \mathbf{c} and are s. 759, Page an County, Q ับ ผ ы. مسع , keb m с р е р 10 \sim $\widehat{\mathcal{O}}$ 0° щ Š н C 티 0 0 pt mowed ight art. -+ OUNTRY Pub 1 1 n n ·to Buch sn and/or l of c Burra 0 Youka Ъe Ø H. Ê ρ, fore ία μ 11 expirea 1P2 conv substituted for r e 148 and Volume , Texas. All bi e afte hous lmo ۵Q MANOR Lmo Es ίΩ. a stut in equity i ting to violate su said lots (Blmo n seeing that the tions in law or neet Ś rac Premises 12 hea premises for premises for premises for and 1110 ല E are Presiden G bui ter iehold ປານປ ō any : Yanci c+ 12-31-04 .ب ž unk neat in rodents **r**† this Stat) pos ses shall be determined b ildings start Construction IF. ates n 0 5 anyone qui p int Ч 01)---0 യ -CT : of Texas. Wj. H. шđ (e 1 ١Ņ ap ċ restric Manor лc c thes or ţ en contrac œ. 0 damage 2gul . H \mathcal{N}_{1} suc ÷ tarted tion is • .е-771 <u>r</u>† аđ swine the С С ö đ 0 latio Ч Ч ~ aranc Φ Ē. 5 tions bui ы. S MGE &SZ ŝ . 문 a, C+ cmay ⊢ 1 Q ወ CT . Ð, Ч

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