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This conveyance is subject however, to the following restrictions, covenants, conditions, easements and reservations, which are a part of the consideration for the execution of the deed and which shall run with and burden the title to the property hereby conveyed, and shall be binding upon the Grantees, their heirs, executors, administrators and assigns:

Grantors expressly reserve the right to vary the use of any property notwithstanding the restrictions herein contained, should grantors in their sole judgment deem it to the best interest to grant such variances. The granting of any such variance by the grantors shall be specifically stated in the deed conveying a lot or lots.

No building or structure shall be occupied or used until the exterior thereof is completely finished. All residences except those this day existing on the property herein conveyed shall be a minimum of 1,200 square feet of living area. The exterior of buildings shall be completed not later than twelve (12) months after laying foundation of the building.

No noxious or offensive activity shall be permitted on any tract, nor shall anything be done thereon which shall be an annoyance or nuisance to the neighborhood.

There shall be no commercial feeding of livestock or poultry for commercial purposes maintained upon said property nor shall any dairy operations or commercial livestock holding pens be maintained thereon.

No automobile wrecking yards shall be operated thereon nor shall a liquor store, tavern or other house for public entertainment be erected thereon.

No buildings shall be moved onto any tract without first obtaining permission in writing from the grantors or from any person or agent that they may authorize to act for them.

There shall be no mobil homes placed on any tract.

No dwelling shall be occupied until it is connected to a septic tank or other disposal system approved by the County and/or State Health Department. No outside toilet will be permitted.

The grantors reserve unto themselves a 15 foot easement for utilities purposes along the East boundary line of the above described property.

These restrictions shall continue in force until January 1, 2000, and thereafter until a majority of the owners of tracts comprising the property which was conveyed subject to these restrictions vote to remove the same, each tract owner to have one vote regardless of the size of his holdings; and if grantees, their heirs or assigns, violate or attempt to violate any of the restrictions or protective covenants herein set forth, any owner of property subject to such restrictions and/or protective covenants may prosecute such proceedings in law or in equity against the violator thereof to restrain him from doing so and/or for his damages.