

Exhibit A

Restrictions

1. The Property may not be subdivided (or otherwise conveyed or owned as a smaller tract) except as provided herein. Ten years following the date of recording of this restrictive covenant, the Property may be subdivided, provided that no tract shall contain less than 45 acres.
2. Commercial, business, retail, and industrial uses are strictly prohibited. Temporary residential leasing is permitted such as VRBO. Commercial hunting, including commercial day hunting, is prohibited. For the avoidance of doubt, agriculture and livestock activities, including leasing grazing rights, are permitted.
3. Mobile homes, modular homes, or manufactured housing, single, double wide, triple wide, or hybrid "Park" models are prohibited permanently. Mobile homes, modular homes, or manufactured housing, single, double wide, triple wide, or hybrid "Park" models are permitted temporarily, for a time not to exceed 24 months and are not visible from the ground level property line of any other tract (unless owner of such other tract has expressly approved the foregoing in writing).
4. Buildings and deer blinds cannot be located within 150 feet from any perimeter Property line.