

DEED RESTRICTIONS:

***No pigs, dog kennels or boarding facilities.**

***No structures, to include manufactured housing of any kind unless they are permanently secured to the land via a concrete foundation.**

***No more than 4 families per “homesteaded” acres.**

***If sold, property may not be subdivided for a period of 5yrs from the purchase date. (in order to preserve privacy)**

***Ag exempt status will convey with land specifically for “Songbird Habitat”, this has annual requirements to be made to the Lampasas Appraisal District (which they can guide you). Brush clearing, food plots, water sources, nesting habitat for quail or turkey are examples.**

***No high powered night lighting to interfere with bird migration & pollinators. Ok to have motion lights but not a commercial street light.**

***Firearms use during hunting season requires notification to mortgage holder so that the sheriff is not summoned for nuisance calls regarding fence line poachers.**

***No public automotive repair or junk yards on the property ever.**

***Any cost involved in Deed Restriction enforcement to be paid by the Noels are reimbursed via legal judgement.**