

# **Exhibit B**

## **Deed Restrictions**

The Property is deed restricted as follows for 30 years from date of closing:

- 1.) No buildings will be allowed within 100 ft. of property lines of Seller's adjoining tracts. This does not apply to property lines where the adjacent tract has the same owner.
- 2.) No commercial Swine & No commercial chicken or animal kennels operations (wild nor domestic) such as dog breeding will be allowed on the Property. This restriction does not apply to animals used in 4-H, FFA or similar youth program projects intended to be used as show animals.
- 3.) Homes on the Property must be only single-family residences with a minimum of 1,200 square feet of heated and cooled space excluding garage. One guest home is also allowed per tract.
- 4.) No Trailer houses, double wide or single wide mobile homes or any residential structure with a permanent chassis. However, recreational Vehicles (RV's) are permitted on the Property, if shielded from view from adjoining tracts. Recreational vehicles may not be used on the Property as a residence, with the exception of not more than one year during the construction of a permanent residence on the Property.
- 5.) No salvage or recycling operations, landfill, commercial storage facilities, junk/inoperable vehicles (unless stored indoors) allowed on the Property.
- 6.) No surface mining.
- 7.) Property may not be subdivided until deed restrictions have expired.

