

EXHIBIT A
(Restrictions)

1. The Property shall be used solely for single-family residential use. Only one (1) single-family residence shall be constructed per lot, with no less than 1800 square feet minimum. The exterior walls of any residence permitted hereby shall consist of not less than sixty percent (60%) brick, stone, or masonry construction. Masonry construction means brick, stone, and similar materials, and does not include "hardie plank" or other similar forms of siding. One (1) year for construction of the single-family dwelling from start to completion.
2. No modular homes, mobile homes, mobile home parks, shipping containers, shipping container homes, temporary buildings or manufactured homes may be parked, used or placed on the Property. One (1) recreational vehicle or travel trailer, not used as a dwelling, may be kept on the Property. No motor homes or RV to be used as a residence except during the construction of the single-family dwelling.
3. No inoperable vehicles shall be stored on the Property in places which are not screened from public view. For purposes of this paragraph, an "inoperable vehicle" shall mean a vehicle that does not have a current license tag or current registration or inspection sticker or is obviously inoperable. Any vehicle parked in violation of this paragraph may be towed in accordance with applicable law.
4. No hogs, swine or dairy cattle shall be raised and/or maintained on the Property. No junkyards, no pig farms, no dairies, no rooster/chicken farms on the Property. Pets and livestock must be restrained or confined to the homeowner's lot by fence or other means. No more than (3) dogs or cats per lot. No more than two (2) livestock animals shall be allowed per acre. No more than eight (8) fowl shall be allowed per lot. The term "livestock" shall mean horses, mules, donkeys, cows, goats, sheep, llamas, emu and ostrich.
5. No commercial kennels for dogs or cats shall be constructed and/or maintained on the Property.
6. Accumulation of rubbish or debris of any kind on the property is strictly prohibited. No lumber, metals, bulk materials or scrap or refuse or trash shall be kept, stored or allowed to accumulate on the property, except within enclosed structures or appropriately screened from view from public thoroughfares and adjacent lots and adjacent property. The Property cannot be used, sold and/or leased for a landfill or garbage dump.
7. Residents may not conduct any business, trade, manufacturing, commercial or similar activity, apparent or detectable by sight, sounds or smell from outside the Property.
8. Except as to existing rights reserved prior to time of recording, there shall be no mining, quarrying, drilling, boring or exploring for or removing water, oil, gas, or other hydrocarbons, minerals of any kind, rocks, stones, sand, gravel, aggregate or earth from the Property.
9. No noxious or offensive activity shall be conducted on the Property, nor shall anything be done on the Property that may be or may become an annoyance to adjoining lot owners.