

This Deed is given subject to the following restrictions:

1. Parcels are restricted to one site-built single family detached house with a minimum square footage of 1,800 square feet heated and cooled.
2. No mobile homes, manufactured homes or modular homes are allowed on any lot.
3. Not to be used for any commercial/business purpose.
4. No commercial poultry houses, hog parlors or commercial livestock operations allowed.
5. Easements: Easements for installation and maintenance of utilities and any drainage facilities as necessitated by any utility companies or public entities shall be granted.
6. Disposal of Refuse: No garbage, trash, ashes, refuse, inoperative vehicles (that have been inoperative for more than thirty days), or other waste shall be thrown, or dumped on any lot or permitted to remain upon any such place.
7. Maintenance and Landscaping. All structures, landscaping and other improvements upon the lot shall be continuously maintained by the owner or interest holder thereof so as to preserve a well kept appearance.
8. Septic Tanks. Owner shall be required to install and maintain proper septic tanks and related improvements in a manner prescribed by applicable State and County health department rules and regulations. It shall be the lot owner's responsibility to obtain all authorizations and approvals for septic tanks.