

RESTRICTIVE COVENANTS

1. No portion of the Property shall or may be used for any use other than single family residential or farm purposes.
2. No more than one (1) residential structure and two (2) ancillary structures (such as a barn, guest house/pool house) may be constructed on the property.
3. No mobile homes, trailers, or pre-manufactured housing may be placed or occupied upon any portion of the Property.
4. All single family structures shall comply and be constructed in accordance with the following criteria: a) be of at least 2,000 heated square feet in size, b) have an exterior façade of either brick, stucco or wood board or similar synthetic board siding and c) be accessed by paved or graveled drives.
5. No more than one (1) horse, cow or other type of livestock per acre of fenced pastureland shall be permitted on any part of the Property and all fences constructed upon the Property shall be of the type commonly known as "post and rail" (with galvanized or coated mesh fencing being an allowed interior backing material for such fencing) meaning, without limitation, that no chain link or similar fencing shall be permitted upon the Property.