

Restrictive Covenants
Rockledge Estates
Country Lots, LLC

1. All the parcels hereinafter conveyed from the above-described tracts shall be known and designated as residential lots, with no structure placed or improved upon any tract or lot being used for any type of business or commercial enterprise, other than for agriculture.
2. No lots maybe further subdivided.
3. No building shall be placed or improved on any lot to be used as a school, church or kindergarten.
4. Site-built homes, modular homes, single-wide and double-wide homes shall be permitted on all lots.
5. No temporary house, shack, tent, or trailer shall be erected.
6. Any factory-built home placed on any lot must be underpinned within thirty (30) days of placement upon any lot and shall be skirted with brick, stone, masonry or such material as may be approved by the developer.
7. No accumulation of discarded personal effects, debris, waste, garbage or other unsightly objects or matter will be permitted on any lot.
8. No junk vehicles or parts of same shall be permitted on any lot. Any motor vehicle parked or placed on any lot must be registered and licensed.
9. No poultry, livestock or other animals may be raised or kept for commercial purposes on any lot. All swine and goats are specifically prohibited from placement upon any lot. No more than two large animals (horses or cattle) are permitted per acre on any lot. Notwithstanding the above restrictions, cattle and horses may be raised and sold on a lot, provided that no more than two of such animals are raised, per acre, upon any lot.
10. No dwelling placed upon any lot shall be closer than seventy (70') feet from the road right-of-way or thirty (30') feet from an adjoining property line on either side of a lot, when facing a public right-of-way, or fifty (50') feet from a rear property line.
11. All structures erected on any lot shall be completed within one (1) year of when the construction commences.

Buyer:_____

Buyer:_____

Amendment to Declaration of Restrictive Covenants

Rockledge Estates

Country Lots, LLC

The previously recorded Restrictive Covenants of record **with regards to Lots No. One (1), Two (2), and Three (3) only**, are hereby amended, as follows:

1. Any home erected on Lots No. One (1), Two (2), and Three (3) or any factory home placed on Lots No. One (1), Two (2), and Three (3) shall have dimensions of at least twenty-four (24') feet by forty (40') feet and contain a minimum of nine hundred and sixty (960 sq.ft) square feet of indoor heated area. Any square footage contained in any additions to any factory built home shall not count towards the stated square foot minimum.
2. No single-wide mobile homes are allowed. No two single wide mobile homes may be joined together to meet the square foot minimum requirements described above. Double-wide mobile must be five (5) years or newer.

Buyer:_____

Buyer:_____