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The property described on the attached deed shall be subject to the following restrictive covenants:

1. There shall be a 50 foot set back for all residences or structures. This set back shall be from all roads.
2. The minimum lot area for any dwelling or residence shall be one dwelling or residence per two acres except for tracts three and four on which the minimum area shall be 1.25 acres per dwelling or residence.
3. Mobile homes shall be permitted, but mobile homes must be under pinned on the front, sides and rear with such under pinning to be approved in advance by the Grantor.
4. No noxious or offensive trade or activity shall be carried on upon any of said lots, nor shall anything be done thereon which may be or become an annoyance or nuisance or menace to the neighborhood.
5. No inoperable motor vehicles or tractors shall be kept on the premises for more than 30 days unless completely enclosed in a building or structure so as not to be visible from outside of such building or structure.
6. The minimum square footage for a dwelling shall be not less than 980 square feet of heated floor space.
7. Invalidation of any one of these covenants by judgment or court order shall in no way affect any of the remaining provisions, which provisions shall remain in full force and effect.

WITNESS my hand and seal this 22 day of May, 1984.

WITNESSES:

DECO OP WARE PLACE, INC.

[Signature]  
[Signature]

BY: [Signature]

36891  
Recorded May 23, 1984 at 1:45 P.M.

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