

This Instrument Prepared By:
James D. White, Jr.
Attorney at Law
Celina, TN 38551

RESTRICTIVE COVENANTS

These restrictive covenants will apply to tract numbers 3-17 of the Forest Trails property shown on a surveyed plat recorded in Plat Book 1, page 155, Register's Office of Clay County, Tennessee, which plat was re-recorded in Plat Book 1, page 157, Register's Office of Clay County, Tennessee.

(1) No part of said property may be used for other than single family residences. No more than three (3) residences will be allowed on any single tract.

(2) Only residential single family homes may be placed upon this property and a home must have at least one thousand (1000) square feet of enclosed living area, exclusive of basement, porches, breezeways and garages. On site built dwellings must be on a solid masonry foundation. No permanent mobile or modular homes.

(3) No tract may be subdivided.


(4) No environmental hazardous material may be dumped or stored on any tract.


(5) The foregoing covenants shall be and become covenants running with the land, binding upon the undersigned, and all persons claiming under them. Invalidation of any one of these covenants by judgment or court order shall in no way effect any other provisions hereof which shall remain in full force and effect and enforcement of these covenants shall be by proceedings at law or inequity by the undersigned or by any person violating or attempting to violate any covenants, either to recover damages or to restrain the violating.

BK/PG:WD85/462-463
06000017

2 PGS : AL - RESTRICTIONS	
BRENDA BATCH: 2479	
01/05/2006 - 11:24:53 AM	
VALUE	0.00
MORTGAGE TAX	0.00
TRANSFER TAX	0.00
RECORDING FEE	10.00
STAMP FEE	2.00
REGISTER'S FEE	0.00
TOTAL AMOUNT	12.00

STATE OF TENNESSEE, CLAY COUNTY
BRENDA BROWNING
REGISTER OF DEEDS


JESSIE LEE COPELAND

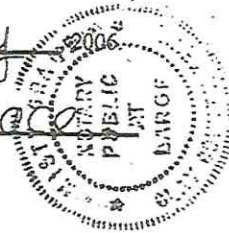

JEWELL T. COPELAND

STATE OF Tennessee
COUNTY OF Way

Personally appeared before me, the undersigned authority, a Notary Public in and for the County and State aforesaid, the within named JESSIE LEE COPELAND and wife, JEWELL T. COPELAND, the bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 5th day of January 2006

Misty Kraco
NOTARY PUBLIC



My Commission Expires: 1-16-06