

Deed Restrictions

1. Houses:

Site built homes, barndominiums, manufactured homes, tiny homes and cabins are allowed.

Maximum of 2 homes per tract

Manufactured homes must be 5 years old or newer (NO EXCEPTIONS).

All homes will have siding of wood, metal, or Masonite (No vinyl siding is allowed).

All homes or residences must be completed within twelve (12) months from initial start of construction.

2. Property Use

Property use is restricted to agricultural and or single family residential purposes. Only two dwellings or residences may be located on each tract and only one family may reside in each dwelling. The term one family is defined as immediate family only (father, mother and their children). The term long term use is defined as 10 days or more. The use of a residence for long term use consisting of friends and distant relatives is strictly prohibited.

3. Temporary residences and RVs:

RVs and motorhomes are allowed as long as they are in good working condition and their appearance is appealing. RVs and motorhomes are allowed to be used as long term and short term residences as long as they are clean in appearance and well kept on the exterior. Long term and or permanent living in an RV or motorhome are allowed only if the RV or motorhome is located in an enclosed barn or building (NO EXCEPTIONS). Short term is defined as 5 days or less and long term is defined as 6 days or more. Any RV used for long term residential use will be considered a residential dwelling.

4. Junk Yards and Garbage Dumping:

No portion of the subject property shall not be used as a dumping ground, storage place for garbage, junk, abandoned automobiles or any type of waste materials.

5. Out Buildings & Structures:

Any structure or improvements attached to the home must be new construction and of the same style, material, color and design of the current residence.

6. Re-Subdividing:

No re-subdividing of any kind is allowed.

The only exception to the subdivision restriction would require the current owner to meet the following terms. A tract is subdivided into no more than 2 parcels, minimum acreage being 10.01 acres, at least 1 of the subdivided tracts adjoins a contiguous property with the same ownership and has access to a public road.