

RESTRICTIVE COVENANTS

These Covenants apply to all lots in Timber Lake, and run with the land and shall be binding on all persons owning property in the Subdivision until May 30, 1997, at which time these Covenants shall be automatically extended for successive five (5) year periods, unless an instrument signed by a majority of the then owners of the lots has been recorded agreeing to change said covenants in whole or in part.

- (1) All lots shall be for residential use only and no noxious or offensive trade or activity shall be conducted upon any lot in this Subdivision, nor shall anything be done thereon which may be or become an annoyance or nuisance to the neighborhood.
(2) The minimum floor area of all residences exclusive of open porches, carports, or garages, shall be 1700 square feet, the exterior finish of all residences constructed in the Subdivision must be completed within six (6) months from the date started. Trailers will not be allowed on any lot, however the minimum ground floor for a two story shall be 1300 feet.
(3) No tent, basement, shack, garage, barn or other structure of a temporary nature shall be used as a residence at any time.
(4) No animals of an obnoxious nature shall be domiciled or maintained upon any lot in this subdivision which may become an annoyance or nuisance to the neighborhood.
(5) No lots may be subdivided unless permitted by the Subdivision Regulations of DeSoto County, Mississippi; however, two (2) or more lots may be combined for use as one (1) lot and in such case, the interior lot lines may be disregarded insofar as side yard requirements are concerned.
(6) Easements five (5) feet wide for installation and maintenance of utilities and drainage facilities are reserved along property lines for each lot, except ten (10) feet for front and rear property lines.
(7) The use, zoning and building regulations of DeSoto County, Mississippi, shall apply in this Subdivision.
(8) No residence may be located nearer than fifteen (15) feet to any side lot line.
(9) No building shall be erected, placed or altered on any lot in this subdivision until the building plans, specifications and plat plan, showing the location of such building, shall have been approved in writing as to conformity and harmony with existing structures in this subdivision and as to location of building with respect to topography and finished ground elevation by Ben W. Smith or his designated agent.
(10) Enforcement of these Restrictive Covenants shall be by proceeding at law or in equity against any person or persons violating or attempting to violate any restrictions or covenant, either to restrain violation or to recover damages.

MORTGAGEE'S CERTIFICATE
I, SUE BOSTON, mortgagee of the property hereon, hereby adopt this as my plan of subdivision and dedicate the right-of-way for the roads as shown on the plat of the subdivision to the public use forever and reserve for the public utilities the utility easement shown on the plat. I certify that I am the mortgagee in fee simple of the property and that no taxes have become due and payable. This the 12th day of June, 1987.

NOTARY'S CERTIFICATE
State of Mississippi, County of DeSoto.
This day personally appeared before me the undersigned authority in and for said County and State, JOHN DICKERSON, who acknowledged that he signed and delivered the foregoing plat for the purpose therein mentioned. Given under my hand and official seal of office this the 22nd day of June, 1987.
My Commission expires: 4/1/88
John Dickerson, Notary Public

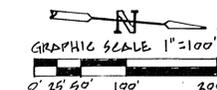
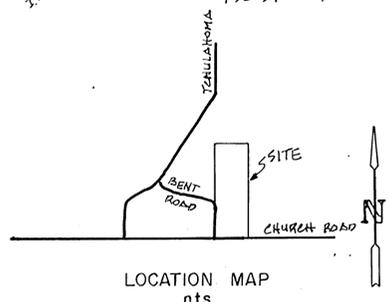
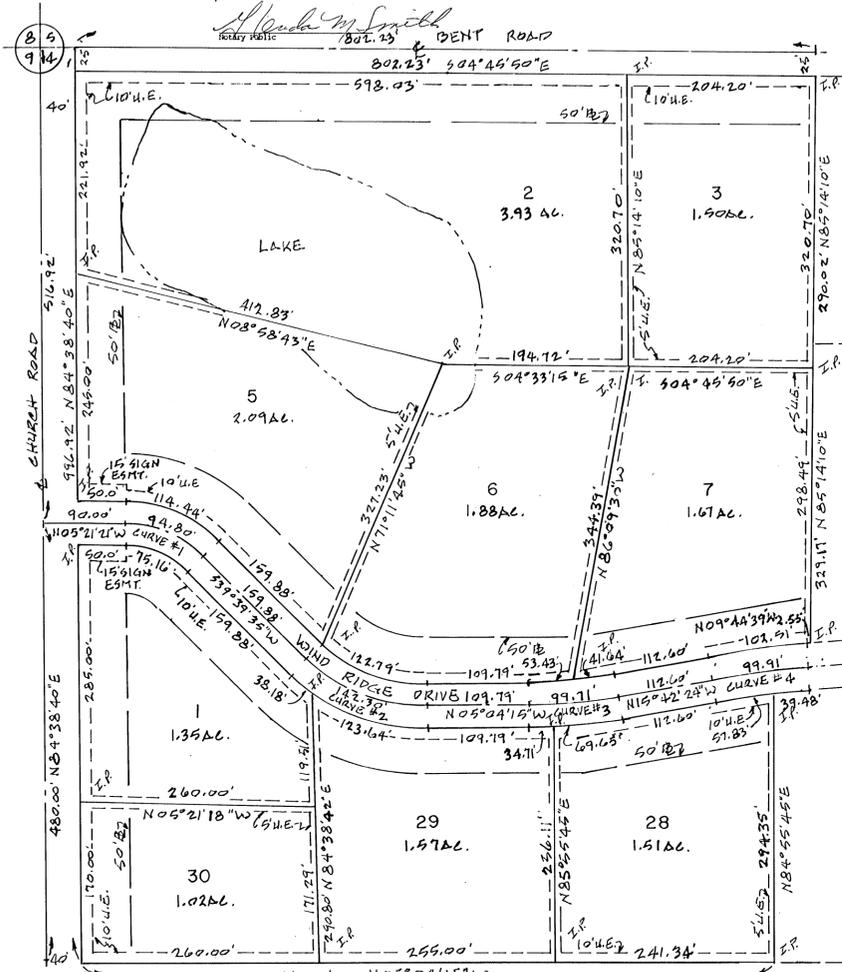
OWNER'S CERTIFICATE

I, BEN W. SMITH, owner of the property hereon, hereby adopt this as my plan of subdivision and dedicate the right-of-way for the roads as shown on the plat of the subdivision to the public use forever and reserve for the public utilities the utility easement shown on the plat. I certify that I am the owner in fee simple of the property and that no taxes have become due and payable. This the 22nd day of June, 1987.

NOTARY'S CERTIFICATE

State of Mississippi, County of DeSoto.
This day personally appeared before me the undersigned authority in and for said County and State, JOHN DICKERSON, who acknowledged that he signed and delivered the foregoing plat for the purpose therein mentioned. Given under my hand and official seal of office this the 22nd day of June, 1987.
My Commission expires: 8/24/88
John Dickerson, Notary Public

Table with 4 columns: CURVE #1, CURVE #2, CURVE #3, CURVE #4. Rows include R=, T=, Δ=, and L= values for each curve.



Septic tanks may be used on the lots shown on this plat of subdivision.
DESOTO COUNTY HEALTH DEPARTMENT
BY John Dickerson, Health Officer
DATE JUNE 22, 1987

NOTE: The installation of driveway culverts is the responsibility of the individual lot owner and not the responsibility of the developer or DeSoto County.

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My Commission expires: 8/20/88
John Dickerson, Notary Public

OWNER'S CERTIFICATE

I, CHRIS ALEXANDER, owner of the property hereon, hereby adopt this as my plan of subdivision and dedicate the right-of-way for the roads as shown on the plat of the subdivision to the public use forever and reserve for the public utilities the utility easement shown on the plat. I certify that I am the owner in fee simple of the property and that no taxes have become due and payable. This the 22nd day of June, 1987.

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My Commission expires: 8/20/88
John Dickerson, Notary Public

OWNER'S CERTIFICATE

I, ANN MOTZ, owner of the property hereon, hereby adopt this as my plan of subdivision and dedicate the right-of-way for the roads as shown on the plat of the subdivision to the public use forever and reserve for the public utilities the utility easement shown on the plat. I certify that I am the owner in fee simple of the property and that no taxes have become due and payable. This the 22nd day of June, 1987.

NOTARY'S CERTIFICATE

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My Commission expires: 8/20/88
John Dickerson, Notary Public

CERTIFICATE OF SURVEY

This is to certify that I have drawn the plat from a survey by BEN W. SMITH and from deeds of record and that the plat represents the information and that it is true and correct.
Signature of Engineer/Land Surveyor: Ben W. Smith

APPROVED BY THE DESOTO COUNTY PLANNING COMMISSION ON THE 26th DAY OF July, 1987.
Chairman: [Signature]

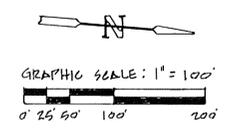
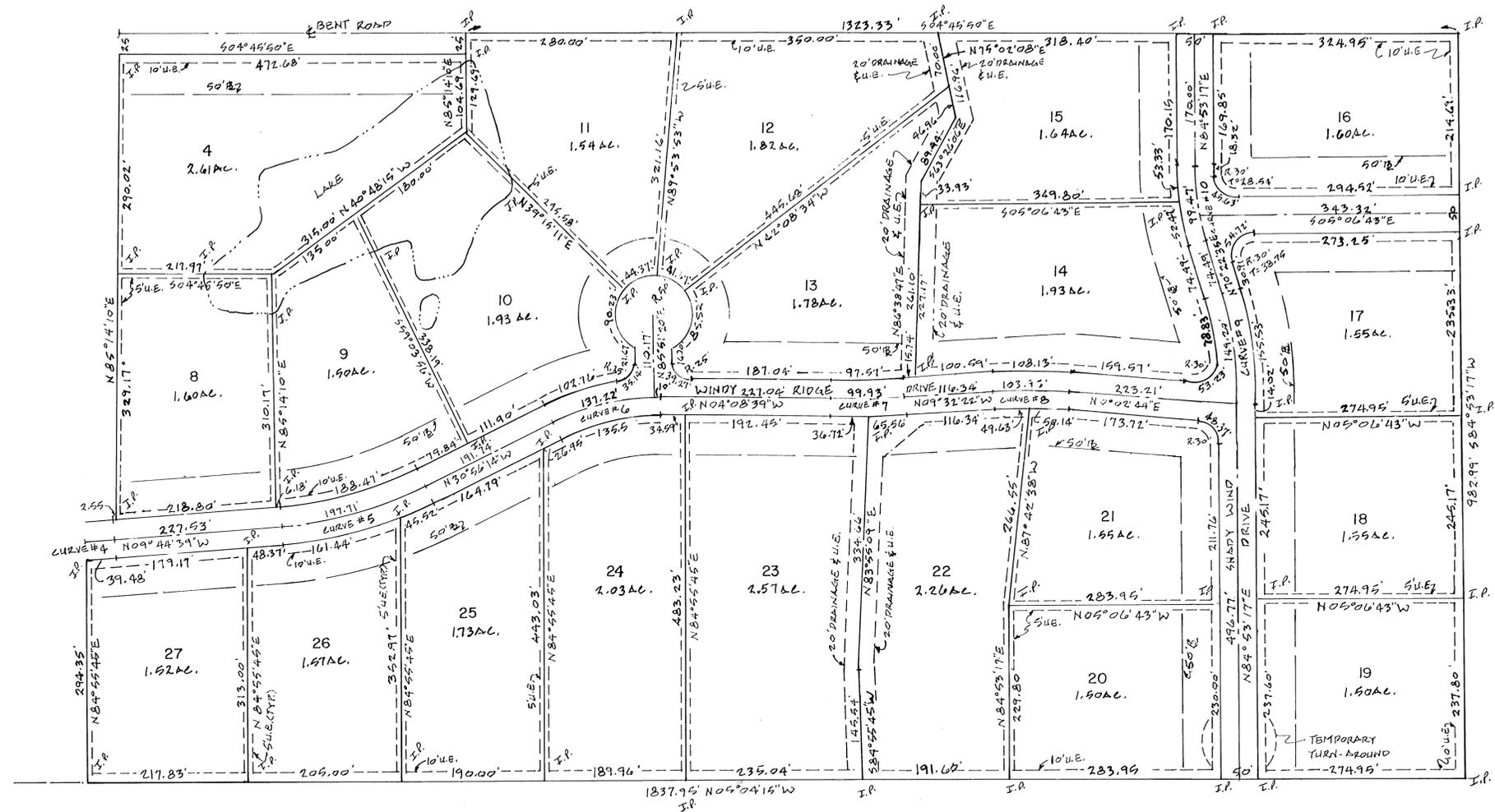
APPROVED BY THE DESOTO COUNTY BOARD OF SUPERVISORS ON THE 15th DAY OF July, 1987.
Clerk for the Board: [Signature]

STATE OF MISSISSIPPI, COUNTY OF DESOTO.
I hereby certify that the subdivision plat shown hereon was filed for record in my office at 2 o'clock P.M. on the 26th day of June, 1987 and was immediately entered upon the proper index and duly recorded in plat book number 28, page 32-33.
Chancery Court Clerk: [Signature]

TIMBER LAKE SUBDIVISION
SECTION 4, TOWNSHIP 2 S., RANGE 7 W.
DeSOTO COUNTY MISSISSIPPI
58.5 ACRES, 30 LOTS, ZONED AR
OWNERS ANN MOTZ, ROGER MOTZ, CHRIS ALEXANDER & BEN SMITH
PREPARED BY: SMITH ENGINEERING CO., INC.
928 GOODMAN ROAD SOUTHAVEN MISS. 38671
DATE JUNE 1987 SHEET 1 OF 2

CURVE DATA

CURVE #6	CURVE #5	CURVE #6	CURVE #7	CURVE #8	CURVE #9	CURVE #10
R=760.07'	R=534.52'	R=314.90'	R=1061.19'	R=621.38'	R=589.07'	R=392.71'
T=50.00'	T=100.00'	T=74.98'	T=50.00'	T=52.10'	T=75.00'	T=50.00'
$\Delta=05^{\circ}57'45''$	$\Delta=21^{\circ}11'36''$	$\Delta=26^{\circ}47'09''$	$\Delta=05^{\circ}23'45''$	$\Delta=09^{\circ}35'06''$	$\Delta=14^{\circ}30'42''$	$\Delta=14^{\circ}30'42''$
Lc=99.91'	Lc=197.71'	Lc=147.22'	Lc=99.93'	Lc=103.95'	Lc=149.20'	Lc=99.47'



TIMBER LAKE SUBDIVISION

DATE: JUNE 1987 SHEET 2 OF 2