

BOS order (10-8)  
in process to  
correct Range  
Range SB 7

THE DE SOTO CO. HEALTH DEPT. WILL BE AGED TO  
IMPROVE SOME TYPE OF INDIVIDUAL ON-SITE  
WASTEWATER DISPOSAL SYSTEM IN THIS  
SUBDIVISION.

- (1) water usage NOT TO EXCEED 500 gal/day
- (2) Excessive grading will void this approval
- (3) Due to the top and configuration of the lots in this S/D, House location will be critical for the sewage system approval
- (4) The Health Dept. Does NOT approve lots 2 & 5 in this S/D

RESTRICTIVE COVENANTS

1. No lot shall be used except for residential purposes, and any home business must be approved by the Architectural Control Committee. No building shall be erected, altered, placed or permitted to remain on any lot other than one detached, single family dwelling and a private garage for not more than three cars, and a separate detached workshop incidental to such use, of not more than 1,000 square feet. A separate storage building of not more than 300 square feet will also be permitted. Two or more lots may be combined or used as one lot and in such case, the interior lot lines may be disregarded insofar as side yard easement requirements are concerned. In the event two or more lots are combined to be used as a single lot under one ownership, no part of the combined lots may be sold or conveyed except to the original size of the lots before combined. No single lot in the subdivision as recorded can be re-subdivided into two or more lots for the purpose of building another dwelling.
2. All dwellings and other structures on the lots must be in compliance with the requirements of the DeSoto County Planning Commission and its successors. All construction of out buildings must be approved by the Architectural Control Committee of the Springwood Community Subdivision. No underground homes will be allowed. The Architectural Control Committee reserves the right to review the plans of any structure that is build on any lot, including shell or modular homes. The committee must approve or disapprove in writing within twenty (20) days the submitted plans. If not, the lot owner will deem the plans approved and proceed with construction.
3. The construction of the main dwelling must be completed within three years of occupation of any secondary dwelling place such as an apartment or mother-in-law residence.
4. No obnoxious or offensive activities shall be carried on upon any lot, nor shall anything be done which may be or become an annoyance or nuisance to the neighborhood.
5. No structure of a temporary character, trailer, basement, tent, shack, garage, barn or other temporary buildings shall be used on any lot at any time as a residence either temporarily or permanently.
6. No signs of any kind shall be displayed to public view, except one professional sign of not more than five square feet advertising the property for sale, or signs used by a builder to advertise the property during the construction and sale period.
7. No lot shall be used or maintained as a dumping ground for rubbish. Trash, garbage, or other waste shall not be kept except in sanitary containers. All incinerators or other equipment for the storage of such material shall be kept in a clean and sanitary condition.
8. The total minimum heated floor area of a residence, exclusive of open porches, garages, or carports, shall be 1,700 square feet. The minimum heated lower floor area of a split-level or two story residence shall be 1,400 square feet. An outbuilding for residence use such as a caretakers residence or mother-in-law residence will be permitted on a lot in addition to the main residence. The minimum of this addition to the main residence must be 700 square feet of heated space and the exterior finish will be required to match the main residence. No rental units will be allowed. This out building cannot be converted to other use.
9. All gardens must be planted to the rear of any residence with only landscape materials such as trees, shrubs, and plants allowed in the front of the main residence on a lot.
10. Any type of permanent fencing erected on the lots must be approved by the Architectural Control Committee. No fences shall be erected on any portion of any lot between corner lots and the street right-of-way unless same is a two or three split cedar fence. No solid wood fences will be permitted along the property lines of any lot in the subdivision unless approved by the Architectural Control Committee.
11. No animals may be raised or kept for commercial purposes except as stated below. Household pets may be kept, bred, or maintained for commercial purposes. No swine are permitted. Horses may be kept as family pets, no more than 2 per acre.
12. A permanent driveway of crushed limestone, asphalt, or concrete is to be completed within one year of home construction.
13. Springwood Community Subdivision Committee is to be given first option in writing to purchase any property for sale in this subdivision.
14. Speed limit in the subdivision to be 25 MPH.

OWNER'S CERTIFICATE

SPRINGWOOD COMMUNITY, INC., owner of the property shown hereon, hereby adopt this as our plan of subdivision and dedicate the rights-of-way of roads as shown on the plat to the public use forever and reserve for the public utilities the utility easements shown on the plat as the act and deed of said corporation, after having been duly authorized by said corporation so to do. This the 19 day of September, 1997.

*Stephen P. Mahoney*  
STEPHEN P. MAHONEY, President  
Springwood Community, Inc.  
*Mary Alice McAulister*  
MARY ALICE MAULISTER, Secretary-Treas.  
Springwood Community, Inc.

NOTARY'S CERTIFICATE

Personally appeared before me the undersigned authority in and for said county and state, on the 19 day of September, 1997, within my jurisdiction, the within named STEPHEN P. MAHONEY, who acknowledged he is President and MARY ALICE MAULISTER, who acknowledged she is Secretary-Treasurer of SPRINGWOOD COMMUNITY, INC., a Mississippi Corporation, and that for and on behalf of said corporation, as its act and deed, they executed the above and foregoing instrument, after first having been duly authorized by said corporation so to do.

*Dennis S. Rutherford*  
NOTARY  
My commission expires: August 2001

CERTIFICATE OF SURVEY

This is to certify that I have drawn the plat from a survey by myself and from deeds of record and that the plat represents the information and that it is true and correct.

*Dennis S. Rutherford*  
DANNY S. RUTHERFORD, P.E.L.S.

Approved by the DE SOTO COUNTY PLANNING COMMISSION on the 20th day of June, 1997.

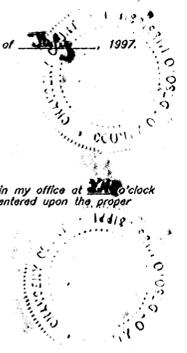
*Cherie Keith*  
CHAIRMAN  
ATTEST

Approved by the DE SOTO COUNTY BOARD OF SUPERVISORS on the 9 day of July, 1997.

*W. D. Davis*  
CHAIRMAN  
*W. D. Davis*  
CLERK OF THE BOARD

State of Mississippi  
County of DeSoto  
This is to certify that the subdivision plan shown hereon was filed for record in my office at 2:00 o'clock P.M. on the 20th day of September, 1997 and was immediately entered upon the proper index and duly recorded in Plat Book 111 on Page 11.

*W. D. Davis*  
CHANCERY COURT CLERK



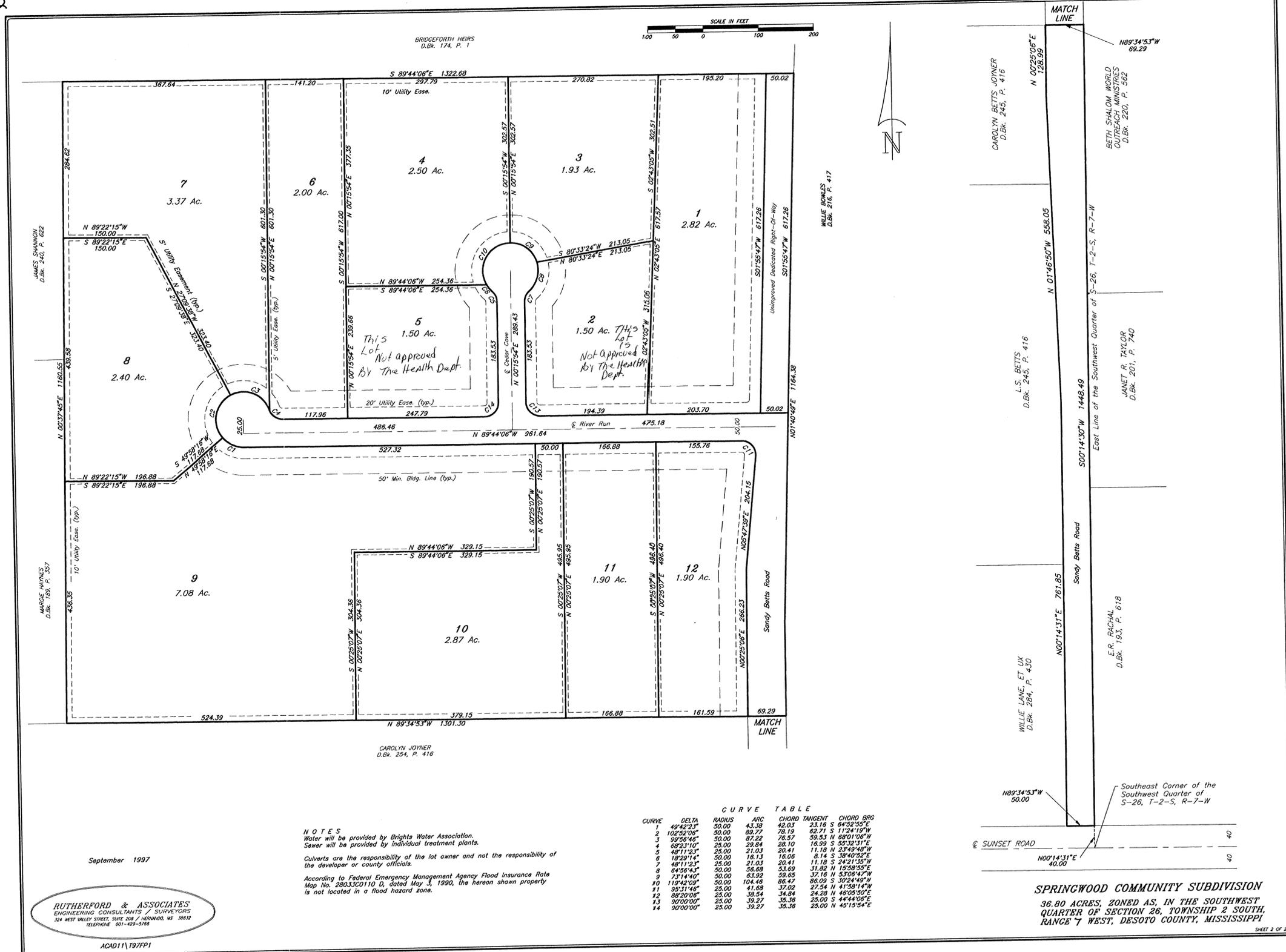
September 1997



NOTES  
Water will be provided by Brights Water Association.  
Sewer will be provided by individual treatment plants.  
Culverts are the responsibility of the lot owner and not the responsibility of the developer or county officials.  
According to Federal Emergency Management Agency Flood Insurance Rate Map No. 28033C0110 D, dated May 3, 1990, the hereon shown property is not located in a flood hazard zone.

SPRINGWOOD COMMUNITY SUBDIVISION

34.85 ACRES, ZONED AR, IN THE SOUTHWEST QUARTER OF SECTION 26, TOWNSHIP 2 SOUTH, RANGE 7 WEST, DE SOTO COUNTY, MISSISSIPPI



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**CURVE TABLE**

| CURVE | DELTA      | RADIUS | ARC    | CHORD | TANGENT | CHORD BRG     |
|-------|------------|--------|--------|-------|---------|---------------|
| 1     | 49°42'23"  | 50.00  | 43.38  | 42.03 | 23.18   | S 64°52'55"E  |
| 2     | 102°52'08" | 50.00  | 89.77  | 78.19 | 62.71   | S 112°11'07"W |
| 3     | 88°26'46"  | 50.00  | 87.22  | 76.57 | 59.53   | N 88°01'06"W  |
| 4     | 68°23'10"  | 25.00  | 29.84  | 28.10 | 18.99   | S 55°32'31"E  |
| 5     | 48°11'23"  | 25.00  | 21.03  | 20.41 | 11.18   | N 23°49'48"W  |
| 6     | 18°29'14"  | 50.00  | 16.13  | 16.05 | 8.14    | S 38°40'52"E  |
| 7     | 48°11'23"  | 25.00  | 21.03  | 20.41 | 11.18   | S 24°21'35"W  |
| 8     | 64°58'43"  | 50.00  | 36.68  | 33.69 | 31.82   | N 15°58'55"E  |
| 9     | 73°14'40"  | 50.00  | 63.92  | 59.65 | 37.18   | N 37°08'47"W  |
| 10    | 119°42'08" | 50.00  | 104.46 | 86.47 | 66.09   | S 30°24'40"W  |
| 11    | 93°31'16"  | 25.00  | 41.69  | 37.02 | 27.54   | N 41°58'14"W  |
| 12    | 88°20'08"  | 25.00  | 38.54  | 34.84 | 24.28   | N 48°03'50"E  |
| 13    | 90°00'00"  | 25.00  | 39.27  | 35.36 | 25.00   | S 44°44'00"E  |
| 14    | 90°00'00"  | 25.00  | 39.27  | 35.36 | 25.00   | N 45°15'54"E  |

**RUTHERFORD & ASSOCIATES**  
 ENGINEERING CONSULTANTS / SURVEYORS  
 324 WEST VALLEY STREET, SUITE 208 / MEMPHIS, TN 38128  
 TELEPHONE 901-423-5788

ACAD11\197FP1

**SPRINGWOOD COMMUNITY SUBDIVISION**  
 36.80 ACRES, ZONED AS, IN THE SOUTHWEST  
 QUARTER OF SECTION 26, TOWNSHIP 2 SOUTH,  
 RANGE 7 WEST, DESOTO COUNTY, MISSISSIPPI