

STATE MS DE SOTO CO. *(initials)*

DEC 8 1 07 PM '00

REVISED DECEMBER 1, 2000  
PINE RIDGE  
RESTRICTIVE COVENANTS

BK 384 61  
W K.

The following revised restrictive covenants shall apply to all land in Pine Ridge, Lots 1 - 21, as shown on plat of record in Plat Book 59, Pages 42-44, located in Section 5, Township 3 South, Range 5 West, DeSoto County, Mississippi.

These covenants, limitations, and restrictions are to run with the land and shall be binding on all parties and all persons claiming under them until December 31, 2010, at which time said covenants, limitations and restrictions shall be automatically extended for successive ten (10) year periods unless by a vote of two-thirds (2/3) of the lot owners in the subdivision, it is agreed to change said covenants in whole, or in part. Each lot within the subdivision shall have one (1) vote per lot for the purpose of changing the covenants. If the parties hereto, or any of them, their heirs or assigns, shall violate or attempt to violate, any of the covenants, limitations or restrictions herein, it shall be lawful for any person, or persons, owning lots in the subdivision to prosecute any proceedings at law or in equity against the person or persons violating or attempting to violate any covenant, limitations or restriction, either to restrain violations or to recover damages. Invalidation of any one of these covenants, limitations or restrictions, by judgment or court order, shall in no wise affect any of the other provisions which shall remain in effect.

1. Each lot shall be for single family residential use with customary outbuildings and/or agricultural use with no structure being used for any type of business or commercial enterprise other than agricultural. Only one residence may be located on any lot and must comply with the requirements of the DeSoto County Health Department. Lots may be subdivided into no more than two (2) parcels provided no parcel less than three (3) acres is created by said subdivision and said subdivision of a lot is in compliance with the rules of DeSoto County, Mississippi.
2. All manufactured homes must be double wide and have a pitched roof with conventional shingles. Before being occupied, all mobile homes must be firmly anchored and fully underskirted with brick and landscaped. Concrete block houses are prohibited. Any mobile home previously used must be approved by the developer, in writing, before being placed on the property.

3. No incomplete or junk type structures shall be permitted on the property, and no camper type trailer, tent or shack may be used, either temporarily or permanently, as a dwelling.
4. 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. All swine are prohibited. Notwithstanding the above, horses and cattle may be raised and kept for commercial purposes provided no more than two large animals per acre (horses and cattle) are permitted on any lot. Other animals may be permitted at the developer's discretion, in writing.
5. No inoperative or unlicensed vehicles, or parts of same, shall be permitted.
6. All buildings must be set back at least 150 feet from the road right-of-way.
7. No dumping or accumulation of trash, garbage, discarded personal effects, or other debris shall be permitted.
8. All water wells and sewage disposal systems will be the responsibility of the Grantee and same must comply with the DeSoto County and State Health Department regulations.
9. All driveways installed to the property from its abutting roadway must use a pipe of sufficient size and length to insure proper drainage, if a pipe is needed.
10. These covenants, limitations, and restrictions are to run with the land and shall be binding upon all parties and all persons claiming under them until December 31, 2010, at which time said covenants, limitations and restrictions shall automatically extend for successive five (5) year periods unless by a vote of the majority of the then owners of the lots in this subdivision, it is agreed to change said covenants, in whole or in part.
11. These covenants, limitations, and restrictions, or any part of them, may be amended only by the vote of the owners of 80% of the lots in the subdivision after the developer ceases to own a lot. The developer may amend these covenants at any time as long as he owns one lot.
12. Enforcement shall be by proceedings at law or in equity against any person, or persons, violating, or attempting to violate, any covenant, either to restrain violation or to recover damage.

13. Invalidation of any one of these covenants by judgment or court action shall in no wise affect any of the other provisions which shall remain in full force and effect. Failure on the part of the owner of any lot in the subdivision, or any addition thereof, to object to the violation of any provision herein contained, or to institute legal proceedings to enforce any such provision, regardless of the duration of such failure, shall not constitute a waiver of, or estoppel to assert, any right conferred by these covenants.

This 1st day of December, 2000.

MEB, INC.  
BY: Robert M. Bailey  
Robert M. Bailey, President

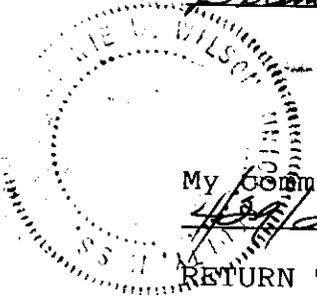
STATE OF MISSISSIPPI

COUNTY OF UNION

Personally appeared before me, the undersigned authority in and for the state and county aforesaid, Robert M. Bailey, who acknowledged that he is President of MEB, Inc. and, being duly authorized, he signed and delivered the above and foregoing restrictive covenants for and on behalf of said corporation and as his own voluntary act and deed.

Witness my hand and official seal, this 1st day of December, 2000.

W. W. Wilson  
Notary Public



My Commission expires:

4/29/2004

RETURN TO: MEB, INC.  
P. O. BOX 867  
NEW ALBANY, MS 38652  
662-534-4774