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0037EXHIBIT "A"COVENANTS AND CONDITIONS

- (1) That the property conveyed hereby will be used for residential or second home purposes whatsoever;
- (2) Only one single residence dwelling consisting of a minimum of 1,200 square feet, enclosed and heated, may be constructed on the land, with normal and necessary outside storage buildings and service yards.
- (3) That no structure of a temporary character, mobile home, house trailer, camper, bus, converted bus, modular home, shell home, tent, garage, barn or other type outbuilding will be used either temporarily or permanently on said property at any time as a dwelling, residence, camp or living quarters;
- (4) No cow or cows, swine, chickens, turkeys, sheep, goats or other livestock or fowl shall be penned, raised or kept on said land. As long as said land constitutes more than one acre, pet livestock, such as ponies or horse may be kept on the land. Dogs or cats must be kept under control. Shelter and housing for such animals shall at all times be kept in a clean, sanitary condition, and in such a manner as to avoid odors, the unnecessary accumulation of waste, flies, and other insects;
- (5) No wrecked, dismantled or disabled motor vehicle, tractor, equipment or machinery of any description may be parked, stored or allowed to accumulate on said property;
- (6) No trash, refuse or rubbish may be piled, accumulated and left on said property;
- (7) No mining, digging or excavation of dirt, sand, clay, or earth, so as to disturb or materially change the surface of the land may be conducted, other than for swimming pool purposes.

Dorely H. Parker
Dorely H. Parker

Michael Simmons
MICHAEL SIMMONS
Vickie Simmons
VICKIE SIMMONS

DATED THIS 7th DAY OF August, 1998.

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