

SCHEDULE "A"

Attached to and made a part of that certain **GENERAL WARRANTY DEED** from **TIMBERLAKE ESTATES, INC.** to **KENNETH W. KING** and **CAROL K. FRANKLIN** dated **NOVEMBER 6, 1997**.

1. No dwelling shall be located, built or maintained on any lot until the plans, specifications and site location for said dwelling have been approved in writing by the grantor, or its successors or duly appointed agents.
2. No residence shall be erected or maintained on any lot which has a usable floor space of less than 1,400 square feet, excluding porches.
3. Only one residence shall be erected on any lot, and no lot shall be subdivided without the written consent of the grantor or its successors, or duly appointed agents.
4. No house trailers of any kind, regardless of size and facilities, shall be erected or maintained on any lot.
5. No modular home shall be erected or maintained on any lot unless the same has been approved in writing by the grantor or its successors or duly appointed agents.
6. No outbuildings detached from the house shall be erected or maintained on any lot without the written consent of the grantor or its successors or duly appointed agents.
7. No building of any sort or description shall be erected or maintained on any lot which shall be the subject of governmental subsidized rental or governmental subsidized house payments.
8. No tobacco acreage allotment shall pass with any lot.
9. No cattle or swine will be permitted on any lot, however, one horse per acre (only on Lots 80 and 102) is permitted provided proper fencing and shelter shall be maintained for any said horse or horses.
10. All lots shall be kept free of junked vehicles or debris.
11. In the providing of utilities to a residence constructed on any lot, the owner shall cause utilities to be run underground from the poles along the roadway to the residence.
12. The lots shall be used for single-family residential purposes only.
13. No action shall be taken by any lot owner which results in an alteration of the flow of water in any pond, stream, and/or creek adjoining said lot.