

of any one or more of these Restrictions or Covenants by judgment or Court Order will in no way affect any of the other Restrictions or Covenants, which will remain in full force and effect.

BUILDING RESTRICTIONS OR
PROTECTIVE COVENANTS

1. The lots or tracts will be used solely and exclusively for residential purposes.
2. A. All residences will face Enoree Road, and no residence or other building, or any portion of either, will be nearer to the front lot line than 100 feet; and, no mobile home, trailer, or other similar types residence will be nearer to the front lot line than 200 feet.
B. No barn, separate garage, shed, or other outbuilding will be located nearer to the front lot line than 200 feet.
C. No residence of any kind, including mobile homes, trailers, or other similar types residences, and no barn, separate garage, shed, or other outbuilding, will be located nearer to the side lot line than 10 feet.
3. No obnoxious or offensive trade or activity will be conducted or carried on upon any lot or tract, and nothing will be done on any of them which is, or may be or become, an annoyance or nuisance to any other lot or tract owner.
4. The ground floor area of the main structure of any residence erected on any lot or tract, exclusive of one-story open porches and garages, will be not less than 1,200 square feet for a one-story residence, and not less than 1,000 square feet for a two-story residence.

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