

1. Only single family residences shall be constructed and these residences shall have a minimum square foot area of at least 1400 square feet of heated living area, car-ports and utility are not included.
2. No mobile homes or modular homes or camp trailers or camping of any kind will be permitted.
3. No pre-fabricated, or modular housing of any kind will be permitted.
4. All driveways will be required to install driveway tile at the point where the driveway meets the street, where needed. Tile will be of sufficient size to insure good drainage. In event of dispute, then County Road Supervisor of Rhea County, Tennessee, will determine the size of tile to be used.
5. Out side of house must be of at least ²⁵³~~25~~ brick, stone or brick veneer.
6. During construction, the lot owner will restore road where any damage has been done to said road.
7. No vehicle of any kind, that does not run, will be allowed on any lot for over 30 days.
or Chickens
8. No swine of any kind permitted on any lot.
9. No building shall be erected or maintained on any lot other than a private residence, private garage, and a small barn for livestock, must be kept in nice condition, well maintained and painted.
10. Any garage erected or maintained must conform in appearance and construction to the residence on such lot.
11. No part of said premises shall be used, for commercial or manufacturing purposes.
12. No outside toilet or privy shall be erected or maintained on this property. All sanitary plumbing shall conform with the minimum requirement of the Health Department of Rhea County and the State of Tennessee.