

St. Mary Trace

RESTRICTIONS

- (1) Only single family residential dwellings with a minimum of 1400 square feet of ground floor heated and cooled space are permitted. No trailers, mobile homes or modular housing shall be permitted. The property may not be further subdivided.
- (2) No poultry, exotic birds, swine, goats, cattle or other non-domesticated pets or animals are permitted except that one horse or cow per acre of property is permitted.
- (3) No abandoned motor vehicles (any vehicle not moved under its own power within ninety days) allowed.
- (4) Grantee shall automatically become a member of the St. Mary Landowners Association and agrees to pay an annual assessment of \$120.00 for road maintenance, landscaping and related expenses. The assessment is subject to modification by majority vote of the members of the St. Mary Landowners Association. The assessment is due in full at closing and on January 1 of each year thereafter.
- (5) The foregoing restriction shall remain effective for a period of twenty years after which the restrictions may be modified by a majority vote of the members of the St. Mary Landowners Association.