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WARRANTY DEED

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FOR AND IN CONSIDERATION of the num of TEN AND NO/100 DOLLARS (\$10.00), cash in hand paid and other accelant valuable considerations, the researt and sufficiency at all of which is hereby acknowledged, we, the understand, LEW S L. CULLEY, IR., and GUS NOBLE, do negety seed, which is hereby acknowledged, the relicious research and warrant unite IIIe H. MATTHEWS, the relicious research land and property, lying and being offunded in Massiver Control State of Arguments, more particularly described as reflex, to-wit:

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Derhany Waterns Cutley, where i beautiful to a part of the above described property and joins in this convoyance for the purpose of three environments and tomostead rights in the property serves of the converge to a converge t

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this, the 14th day of 1000 - 1002.

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STATE OF MISSISSIPPI

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PROTECTIVE COVENAVES AFFECTIVE JAICHEZ TRACE VILLAGE

- I. If property objected to be in shall be a sown and described as resident ad property of the armstare shall be exerted, placed, altered, or become street on said not after them a resident trainfulling contribute the continued and requirements hereins the particles are some of the continued one and participater of a value well are a particles as stem to be installed in the property, provided the open of a residuality and water system over and across any of the paperty less not interiore with the construction of homes on the rether pater.
- 2. No dweller hase small a constructed on the sold lot become a area of the constructed on the sold lot become a area of the construction of the construction and the construction of the
- apon and or the sed proposely, nor shell anything be done thereon which was be an ely new are amnowned or mrisance to the region of historical.
- seld subdicts for a transfer of the specied on any or the lots in seld subdicts for a transfer subdict to a transfer of the special cartains to the subdict construction of National Index Maliane, here in after provide to , and approval or such structure must here in after be obtained then the said board of Governors prior to construction.
- 5. No changes or alterations shall be made after the original construction of the staleture on a lot until such plans and specifications for the alterations have been submitted to, and approved, in writing, by the Board of Fox more of Natchez Teach Village as said board or hereinaltic set out.
- property heatly of and shall keep the property tree of weeds, little and tubbish of all ands.
- The requirements of the Mississipp. State board of Health and Tall not be presented at the appropriate of the Mississipp. State board of Health and Tall not be presented appropriate sometimes of the Mississipple of the Company of the Mississipple of the Board of the confict of the Board of the confict of the solution.
- S. No traction, then thus a set tracter, shell be proced on maintained or send property.
- here, it contained share prevent the owner of two (2) dies in fact of room treating the commendates of the two (2) fors is one far) and dies tot, in which event she sat back line for building perposes shall be construed and a expected to apply to the outer side lines of the two (2) combined by and not to the line which is common to both lots.
- 10. No dwelling shall be located or my residential lot nearer than 50 feet to the front localine, nor nearer than 25 feet to any side lot line.
- herein shall be bound by the rules and regulations formulated by the Board of Governors of Natchez Trace Village, which Board of Governors of Lewis L. Culley, Jr., Gus Noble and Lewis L. Culley, Jr., Gus Noble

and Lewis L. Culley, Sr., shall serve as members of the said Board of Governors until such time as ten (10) homes in an area to be known as Natchez Irace Village shall be constructed and occupied by permanent residents. In the event the said Lewis I. Calley, Jr., Gus Noble or Lewis L. Culley, Sr., shall die while serving as members of the Board of Governors, then the other members of the Board of Governors shall appoint another person to serve as a member of said Board of Governors until such time as ten (10) homes have been constructed and are occupied by permanent residents, and said other member shall serve for a term of office to be determined by the original members of the Board of Governors. In the event all of the original Board of Governors should die while serving as a member of the Board of Governors, the owners of the remaining property in Natchez Trace Village shall meet at a time and place to be determined by the owner of the majority of the property and three members shall be elected to serve until such time as ten (10) homes are constructed and actually occupied by permanent residents. When ten (10) homes are actually constructed and occupied by permanent residents, then, on the second Monday of each May thereafter there shall be held a meeting of the then owners of the various lots of the said subdivision, which meeting is to be held at 7:00 ofclock P.M., at a place to be designated in a written notice posted at the main entrance to the property, which said meeting shall be for the purpose of electing members to the Board of Governors. An owner shall have the right to cast one (1) vote for each lot owned in the subdivision and said vote may be either in person or by proxy. It a lot has more than one owner, said owners shall be entitled to only one (1) vote. Any member of the Board shall be elected by a majority of the lot owners voting at this time ting.

- 12. The Board of Governors may make such rules and regulations affecting the use of the subject property as they so desire, said rules and regulations to include, but are not limited to the rollowing:
- the first submitted to the Board of Governors with complete plans and specifications, which specifications shall require construction of treated imber and said structure must be approved by the Board of covernor as to the width, height, location, design and specifications of any structure. No structure of wood shall be exected that is not neatly painted with two (2) coats of parat. No piece if any other structure shall be erected or shall extend into the take abutting the property, said take terms known as the Natchez trace Village take.
- (b) With the permission of the Board of Governors is owners may permit guests to maintain boats on their property, and yield the such privileges do not interfere with the other property owners rights and privileges; however, no boat of any held owned by any person other than the owner of the lot in the hereinabove described land shall be allowed to be moored or maintained in any adjacent water on a permanent basis.
- (c) the owner of each lot except the owner of Natchez trace Village shall annually pay a maintenance charge for the purpose of creating a fund to be known as the Natchez Trace Maintenance lund. The amount of the annual charge may be fixed by the Board of Governors but, in no event, shall exceed Fifty Bollars and 80/108 (\$50.00) per year, per lot. The purpose of the maintenance rund, among other things, may include but is not limited to the upkeep of public right-of-ways, insect control,

employment of a watchman, repair and maintenance of any facility designed for the benefit of the property owners in the subdivision and the payment of any taxes on any facility which provides for the general benefit of the lot expens.

- (d) The Bound of Governor shall have the power and authoraty to formulate rules and regulations in addition to those herein set out, which rates and regulations in the opinion of the Board of Governors shall add to the beneficial use of the subject property and said! contribute to the safety and beauty of the property.
- 13. All homes shall be for the purposes of single family cosidential dwellings, and no dwelling shall ever be financed in any manner or corugaged to any lender which is guaranteed by the Federal Housing Administration, the Veterans Administration or any other anstitution whose toan would be insured by the frited States of America or its agents.
- 14. The owner of the rote correspond benefit shall have the perpetual right to use the entire take known as Natchez Irace Vitlage Lake, and the or mers or any butting on the lake shall use the To is a means of rogers of ogress to said lake. As to activat Jous which do not one the take, said owner shall be provided, along as by other owners of lots not abuttance the rate, with a common means of ingress and egress to the lake.
- 17. Via homes constructed in corner lots must race the point or intersections of the construction abutting said lot.
- In. No encounter of an earlier or carport shall take the street while about the de-
- Attack to the second problem of the control of the second company A CONTRACTOR OF THE CONTRACTOR
- that the second venants by sudment of cap de como of the other provinciens entret and the thing of the white the shall be reacted and the stack of the form
- the such the land and shall be Dending a dispersion of property of weaty-face (25) years from the face of the property of the which time these extendes shall be shall be a commutately of the same and the same of the s (16) so it is always in the new as a same day to without 12/3) of the the cowners of the section Nationer Trace Village has been recomed, hereering to the should in section venants in whole or in part, or to reaske the or mant, entirely.

STATE OF MISSISSIPPI, County of Madison:

I, W. A. Sims, Clark of the Chancery Court of said County, certify that the within instrument was files A day of __ in __ , 196 , of in the o'clock . M., for record in my office this _____, 196 , Book No. ____ on Page day of and was duly recorded on the in my office.

Witness my hand and seat of office, this the ... W. A. SIMJ, Clark

FOR AND IN CONSIDERATION of the sum of TEN AND NO/10 DOLLARS (\$10.00), cash in hand thus day paid and after nor and valuable considerations, the receipt and in interpretate for all or which is hereby acknowledged, we, ero era resamou, LEWIS L. COLLEY, JR., ar i CS LOCLE, as teresy well, convey, and warrant unit k. F. Fildhall, IF., and write, DARAS D. FLAHACAN, the relicion to described letter end projecty, izena atalogna est dece i Sademon Centi, Brane of minds output, coing more particularly described and teachers, te-vill:

> see your track of a point on the carterly as at any lane of a proposed Decreek Arteritor, said point court of a Anders, press, share positive in the deli-ness of the cart to be steen we test for S.W. conserved the L.W. conserved in 1.2, e.1, is E. section Court, search drippi, run the res has bounded, some first distinct to example in the new Tourist Essential Street positive in the new Jail 1888 Essential to the new street, the new Jail 1888 Essential to the sprint of A since her was in terms to each decome term and a since the limit of the NEW conditions to the limit of the NEW conditions to the limit of the Country, before a since the conditions and Stort Carles as the Carles Area of the

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For the same considerations as stated news, the Grantors do hereby sell and convey unto the Crimicos herein a perpetual but a non-exclusive right to see the roads and streets surrounding and as the vertical Matches Trace Village as a means of supress and errors to the property conveyed herein, but the Strate is been reserve the right to dedicate said tracts as a second of the strategy of the right to dedicate said tracts as a second of the strategy of the right to dedicate said tracts as a second of the strategy of the right to dedicate said tracts as a second of the strategy of the right to dedicate said tracts as a second of the strategy of the

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MOTARY PUBLIC	• •

PROTECTIVE COVENANTS AFFECTING NATCHEZ TRACE VILLAGE

- as residential property and no structure shall be erected, placed, altered, or permitted to cemain on said lot other than a residential building meeting the specifications and requirements hereinafter set out; however, nothing herein contained shall be construed in such a way as to prohibit the continued use and maintenance of a water well or pumping system to be installed in/the property, provided the operation of said wells and water system over and across any of the property does not interfere with the construction of homes on any of the lots.
- , 2. No dwelling house shall be constructed on the said lot having an area of less than 1,800 square feet of living area for a one story house, nor having less than 1,200 square feet of living area on the lower froot of rone and one-half or a two story house.
- 3. No noxious of offensive activities shall be carried on upon any of the said property, nor shall anything be done thereon which may be or may become an annoyance or nuisance to the neighborhood.
- 4. No type structure shall be erected on any of the lots in said subdivision without prior submission of the plans and specifications to the Board of Governors of Natchez Trace Village, hereinafter provided for, and approval of such structure must nereinafter be obtained from the said Board of Governors prior to construction.
- 5. No changes or alberations bill be made after the oriental and traction of the structure on a lot until such plans and specifications for the aterations have been subsitted to, and approved, in writing, by an Board of more choice of Nat has brace Vallage as said Board to be remarked and as
- property neatly out and shall keep the property tree of woods, litter and rubbish of all kinds.
- 7. All septic tanks shall be installed in accordance with the requirements of the Mississippi State Board of Health and shall not be not in iscoutil a centilic of of approval from the Mississippi State Board of Health is submitted to the Board of Governors.
- S. No trailer, other than a boat truler, shall be placed or maintained on said property.
- herein contained shall prevent the owner of two (2) adjoining form treating the combined area of the two (2) lots as one (1) building lot, in which event the set back line for building purposes shall be construed and interpreted to apply to the outside lines of the two (2) co. Thed lets and not to the line which is common to both lots.
- I. No dwelling shall be located a any residential lot search than 30 feet to the rhont less dine; nor nearer than 25 feet to any side lot time.
- 11. It is understood and agreed that the land conveyed here in social be bound by the rules and regulations formulated by the Board or Governors of Nationez Frace Village, which Board of Governors shall consist of Lewis L. Colley, Jr., Gus Noble and Lewis L. Colley, Sr., and Lewis L. Colley, Jr., Gus Noble

and Lewis L. Culley, Sr., shall serve as members of the said Board of Governors until such time as ten (10) homes in an area to be known as Natchez Trace Village shall be constructed and occupied by permanent residents. In the event the said Lewis L. Culley, Jr., Gos Noble or Lewis L. Culley, Sr., shall die while serving as members of the Board of Governors, then the other members of the Board of Governors shall appoint another person to serve as a member of said Board of Governors until such time as ten (10) homes have been constructed and are occupied by permanent residents, and said other member shall serve for a term of office to be determined by the original members of the Board of Governors. In the event all of the original Board of Governors should die while serving as a member of the Beard of Governors, the owners of the remaining property in Natchez Trace Village shall meet at a time and place to be determined by the owner of the majority of the property and three members shall be elected to serve until such time as ten (10) homes are constructed and actually occupied by permanent residents. When ten (1) homes are actually constructed and occupied by permanent residents, then, on the second Monday of each May thereafter there shall be held a meeting of the then owners of the various lots of the said subdivision, which meeting is to be held at 7:00 o'clock P.M., at a place to be designated in a written notice posted at the main entrance to the property, which said meeting shall be for the purpose of electing members to the Board of Governors. An owner shall have the right to east one (1) vote for each lot owned in the subdivision and said vote may be either in person or by proxy. If a lot has more than one owner, said owners shall be entitled to only one (1) vote. Any member of the Board shall be elected by a majority of the lot owners voting at this Descripting.

- 12. The Board of Governors may make such rules and regulations affecting the use of the subject property as they so desire, said rules and regulations to include, but are not limited to the following:
- (a) Any structure for mooring boats to be erected shall be first submitted to the Board of Governors with complete plans and specifications, which specifications shall require construction of treated lumber and said structure must be approved by the Board of Governors as to the width, height, location, design and specifications of any structure. No structure of wood shall be creeted that is not meatly painted with two (2) coats of paint. No piers or any other structure shall be creeted or shall extend into the lake abutting the property, said lake become known as the Natchez Trace Village Lake.
- (b) With the permission of the Board of Governors not owners may permit guests to maintain boats on their property, provided that such privileges do not interfere with the other property owners rights and privileges; however, no boat of any kind owned by any person other than the owner of the lot in the hereinabove described land shall be allowed to be moored or maintained in any adjacent water on a permanent basis.
- (c) The owner of each lot except the owner of Natchez Irice Village shall annually pay a maintenance charge for the purpose of creating a fund to be known as the Natchez Irace Maintenance Fundly. The amount of the annual charge may be fixed by the Board of Governors but, in no event, shall exceed Fifty bollars and co/ico (\$50.00) per year, per lot. The purpose of the macrife place fund, among other things, may include but is not limited to the apkeep of public right-of-ways, insect control,

employment of a watchman, repair and maintenance of any facility designed for the benefit or the property owners in the subdivision and the payment or any taxes on any facility which provides for the general benefit of the lot owners.

(d) The Board of Governors shall have the power and authority to formulate rules and regulations in addition to those herein set out, which rules and regulations in the opinion of the Board of Governors shall add to the beneficial use of the subject property and mall correlate to the safety and beauty of the property.

13. All somes shall be for the purposes of single family

- 13. All somes shall be nor the purposes of single family residential dwellings, and are dwelling shall ever be financed in any small or sorthweed to any leader which is guaranteed by the federal Botting Administration or any other angletic or whose local voild be insured by the leater or America or its agest.
- perpetual right to use the entire take known as Narchez Trace Village Take, and the paners of lot abutting on the Take shall use their Lot abutting on the Take shall use their Lot abutting on the Take shall as to exacts of tights and egress to said take.

 As to exacts a Lots which do not not the Take, said owner shall be proceed, along with other awards of lots not abutting the add, with a case a mean of room as and egress to the Take.
- Product of intersection of the two streets abouting said lot.
- do. No entrance to any matrage are carport shall face the street which about and dot.
- 17. Enterpresent shalf we by proceedings at law or in equity against may person violating, or attempting to violate as covernuit.
- course and a shear, are a wase, affect any of the other provisions which shall remain in tout tongs and office.
- trouble of all persons for a period of twenty-live (2) years from the date of this instrument, after which time these coverants shall be estimated as enstrument, after which time these coverants shall be estimated as enstrument, so need by two-thirds (1/3) or the the owners of the lots in Natchez if we Village has been recorded, exceeding to the change in said extensits in where or in part, or to recoke the coverants entirely.

STATE OF MISSISSIPPI, County of Madison: 1, W. A. Sims, Clerk of the Chancery Court of said County, certify that the within ind	neer thenyung	Then,
for record in my office this day of, 196, Beek Ne	_ on Page	
Witness my hand and seal of office, this the	196	
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WARRANTY DEED

1. 1

FOR AND IN CONSIDERATION of the sum of TEN AND MO/HE DOLLARS (\$10.00), each in hand this day paid and other mod and valuable considerations, the receipt and cutiforency of all of which is hereby acknowledged, we, the undersigned, LEWIS L. COLLEY, JR., and COS LOFLE, to hereby sell, echivey, and warrant onto ERHEST RAY EDWARDA, the inflowance described has addinglement, left and resing actioned in Education Country, Crate of Missources; one particularly described as feeld as, to-wit:







permitted at a point on the tertherity occurrent line of a 4 cost which of real, which provided the inverse of the Africa level cast of the EW permental the NES of Jection 22, TVE, ESE, Walliam County, Especial spir, run themse M 44° 13′ E 200 reci; then so 3 of the E 200 feet; then so 3 of the E 200 feet; then so 6 soft 42′ W 200 feet to a point on a curve of the aberementioned street (on the neitherity commany time); turn themse to the right through an arrhead for a 40′ and on a result main such of a 0 40′ and on a result main such of a 0 40′ and on a result main such as in the F.C. (eas) for essential to find the point of a 41′ whereast in the first part of the point of a 41′ whereast is a first part of the main such as a first part of the main s

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the Granters do herely sell and convey unto the Create a herein a perpetual but a non-exclusive right to me the roads and streets surrounding and in the vicinity of the property conveyed herein, but the Cranters here the reserve the right to dedicate said streets and reach the creates and the creates and the conveyed herein, but the Cranters here the reserve the right to dedicate said streets and reach the future for purious ass.

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PROTECTIVE COVENANTS AFFECTING NATCHEZ TRACE VILLAGE

- I. The property conveyed berein shall be known and described as residential property and not therefore shall be erected, placed, altered, or peristted to remain on and not other than a residential omilding certing the specific cours and requirements bereinsider set ent; however, nothing herein contained shall be construed in such a way as to promibit the coat med use and maintenance of a water well or pusping system to be installed in/the property, provided the operation of said wells and water system over and across any or the property does not interfere with the construction of homes on any of the lots.
- having an area of less than 1,800 square feet of living area for a one story house, nor having less than 1,200 square feet of living area for review area on the lower floor of the me and one-half or a two story house.
- 3. No room its or attensive consist a shart be considered on upon my or the said property, for distancy time be done thereon which may be on any occase at amore are or assessed to the normalidachool.
- 4. No type structure shall be encoded on any of the lots in said subdivision vitrout prior soldisation of the plans and specifications to the Board of Governors of Saidhez Trace Village, between other provided to:, and approval of social structure must network then be obtained from the sold Board of Governors prior to construction.
- y. No change or alterations shall be made after the original or struction of the Structure on a soft unitary such plans and sometimes are the elteration was recensible too about the special open submitted to, and approved, an arcting, by the Braze of electrons of Natione's fractive large as said Board in Determination of out.
- of the owner of the property should seep the grass of some property nearly cut and sign, there property tree of weeds, over and rubbush of our mode.
- 7. All septime tanks should be a received in accordance with the regardeness of the first sample. State from the first first indicate and the same first indicate of approximation of the State supplies. Bound of a self-indicate of approximation of the supplies.
- 7. No transfer, other turn a continuousless, short be proved on maintains ℓ on sold property.
- The property may not be associated; whose, nother some never and shall some of the amount of two to majority, he solves treatment has exceeded as a solvent the set back to encorately purposes shall be construed and insorphered to apply to the outstand discount discount of the line which is construed to both dots.
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and Lewis L. Culley, Sr., shall serve as members of the said Board of Governors until such time as ten (10) homes in an area to be known as Natchez frace Village shall be constructed and occupied by permanent residents. In the event the said Lewis I. Culley, Jr., Gas Noble or Lewis L. Culley, Sr., shall die while serving as members of the Board of Governors, then the other members of the Board of Governors shall appoint another person to serve as a member of said Board of Governors until such time as ten (10) homes have been constructed and are occupied by permanent residents, and said other member shall serve for a term of office to be determined by the original members of the Board of Governors. In the event all of the original Board of Governors should die while serving as a member of the Board of Governors, the owners of the remaining property in Natchez Trace Village shall meet at a time and place to be determined by the owner of the majority of the property and three members shall be elected to serve until such time as ten (10) homes are constructed and actually occupied by permanent residents. When ten (1) homes are actually constructed and occupied by permanent residents, then, on the second Monday of each May thereafter there shall be held a meeting of the then owners of the various lots of the said subdivision, which meeting is to be held at 7:00 ofclock P.J., at a place to be designated in a written notice posted at the main entrance to the property, which said meeting shall be for the purpose of electing members to the Board of Governors. An owner shall have the right to cast one (1) vote for each lot awred in the subdivision and said vote may be either in person or by proxy. It a lot has more than one owner, said owners shall be entitled to only one (1) vote. Any member of the Board short be elected by a majority of the reconsers voting at this

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- trace Village shall annually pay a maintenance charge for the purpose of creations afond to be known as the Matchez Trace Maintenance land. The amount of the annual charge may be fixed by the Board of Governor but, in no event, shall exceed Fifty Dollars and Myllom (\$50.00) per year, per lot. The purpose of the maintenance rund, among other things, may include but is not fimited to the apkerp of public right-of-ways, insect control,

employment of a waterman, repair and maintenance of any facility designed for the benefit of the property owners in the subdivision and the payment of any taxes on any facility which provides for the general benefit of the lot owners.

- (d) The Board of Governors shall have the power and authority to formulate rules and regulations in addition to those herein set out, which rules and regulations in the opinion of the Board of Governors shall add to the beneficial use of the subject property and shall contribute to the safety and beauty of the property.
- 13. All homes shall be for the purposes of single family residential dwellings, and no dwelling shall ever be financed in any manner or mortgaged to any lender which is guaranteed by the Federal Housing Administration, the Veterans Administration or any other institution whose loan would be insured by the United States of America or its agents.
- 14. The owner of the lot conveyed herein shall have the perpetual right to use the entire lake known as Natchez Trace Village Lake, and the owners of lots abutting on the lake shall use their lot as a means of ingress and egress to said lake. As to owners of lots which do not abut the lake, said owner shall be provided, along with other owners of lots not abutting the lake, with a common means of ingress and egress to the lake.
- 15. All homes constructed on corner lots must face the point of intersection of the two streets abutting said lot.
- the No entrance to any garage or carport shall face the street which abuts said love
- If. Enforcement shall be by proceedings at law or in equity approach any person violating, or attempting to violate any examinate.
- It. Invalid close of any of these covenants by judgment or court order shalf, in no asse, affect any of the other provisions which shall remain to full force and effect.
- binding in all persons for a period of twenty-five (25) years from the date of this instrument, after which time these covenants shall be automatically extended for successive periods of ten (10) were unless an instrument, signed by two-thirds (2/3) of the then owners of the rots in Natchez Trace Village has been recorded, agreeing to the change in said covenants in whole or in part, or to revoke the covenants entirely.

STATE OF AUSSISSIPPI, County of Madisons

I, W. A. Sims, Clark of the	Chancery Court o	f said Count	v. sortifu that the u	delain in	Marianana waa bilaa
for record in my office this	/ day of		, 196 .	at .	arameni was riigi
for record in my affice this and was duly recorded on the in my office.	day of	_ يحث و د	, 196 2 , Book Ne	، کا د	. en Page / C S
Witness my hand and and	1 -6 -661	12	و محرف الأرب	1	

itness my hand and seal of office, this the 12 of Sicantic; 1967.

By Hy & SIMS Clark

FOR AND IN CONSIDERATION of the sum of TEN AND MO/100 DOLLARS (\$10.00), each in hand this day paid, and other special and valuable considerations, the receipt and continuously of all of which is hereby schnewickers, we, the intercipmed, LEWIS L. COLLEY, JR., and CUS MOHLE, thereby coll, convey, and warrant unto M. V. WATELES, is, and w.t., MARY SHEPESTER WATKIES, the following described land and property, lying and being situated in Marinen clounty, State of Branch shippi, more particularly described in sollows, to-wit:



Conservating at a point on the kertherty of a cary line of a dear of twine afrect, said print being 10:1. Freet write and 3.3. Freet oas or the liw corner of to help of Dectron MR, fell, r.d. leads on County, is an impirpally in a thence N. Debra for Waltons the Northborns countary have of war if to the point of confinence of the land herein described; rim thence had been been described; rim thence had been seed; the new Half will will be a point of a windle of Wago to a treat; the new definition of the land to a factor of the land and on him to a dear to the left to reason and and our himself and run at the land to the hard the point of a destance of the feet to the point of a destance of the feet to the point of a destance of the feet to the land of a destance of the feet to the land of a destance of the feet to the land of a destance of the feet to the land of a destance of the feet to the land of a destance of the feet to the land of a destance of the feet to the land of a destance of the land of the land of the land, or the land of destance of the land of the land of the land.

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OF MERCE

Given under my hand and official seal of office this, the <u>Firel</u> day of <u>how...keal</u>, 1962.

NOTARY PUBLIC

by commission expires: /

COUNTY OF HINDC

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Tower under my hand and official dear at our established, the <u>relya</u> day of <u>Zizago Ara</u>, 1902.

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PROTECTIVE COVENANTS ATTECTIVE NATCHEZ TRACE VILLAGE

- In the property conveyed berein shart be known and described as residential property and no structure shall be erected, placed, altered, or permitted to remain on said in other than a residential building meeting the specific drans and requirements hereinafter set out; however, nothing here a contained shall be construed in such a way as to problem to be continued use and maintenance of a water well or pumping a stem to be rastalled in/the property, provided the operation of said wells and water system over and across any of the property does not interfere with the construction of homes on any of the roles.
- 2. No dwelling house shall be constructed on the sold letharing in area of less that 1,800 st, the first of fixing area to: a one story house, nor having less (house, 200 quare feet of living area on the toxer from of a one and one-shall or a two story house.
- 3. No maximus as a remainer cravities shall be carried on more may or the said property, now diff mything be done thereon where may be on may become meaning or our surface to the meaning the proposal.
- 4. No type structure shift become on any of the force of subdivision without and submission of the plans and produced to its force of the plans and produced to the Beard of Governors of National Index Village, are remarked provided for, and approval of sold structure must depend on the said Board of Governors prior to construction.
- 5. No changes or alterations shall be made after the original construction of the structure on a fot until such plans and specifications for the alterations have been submitted to, and approved, in writing, as the Board of covernors of Natchez Trace Village as said Board or becommuter set out.
- property heatily out and shall keep the grass on said property heatily out and shall keep the property tree of weeds, latter and rubbish of all kinds.
- The requirements of the Mississippi State Board of earth and shalt not be put in use until a certificate or approval from the Mississippi State Board of the Board of Sections.
- or maintained on said property.
- because one cancel share present the owner of two is the forcing tests from treather to consend are continued to two is the forcing tests from treather to consend are continued to two (2) let cas one (3) be side as int, or which event the set of all he for obtaining purposes shall be constrained and attempressed to apply to the outside fines of the fact (2) consend for and not to the face wareness content to common to both lote.
- 10. No dwelling shall be located or any residential dot neares than 50 feet to the front let done, nor nearer than 25 feet to any side lot line.
- The It is understood and agreed that the land conveyed neperm that he belong by the rules and regulations formulated by the Board of covernors of Natine, frace Vistage, which Board of covernors of Lewis L. C. Gey, Jr., One Noble and Lewis L. Odfrey, Sr., and Lewis L. Oddrey, Jr., Gus Noble

and Lewis L. Culley, Sr., shall serve as members of the said Board of Governors until such time as ten (10) homes in an area to be known as Natchez Trace Village shall be constructed and occupied by permanent residents. In the event the said Lewis L. Colley, Jr., Gas Noble or Lewis L. Culley, Sr., Shall sie while serving as others of the Board of Governors, then the other members of the Board of Governors shall appoint another person to ser cas a sember of said Board of Governors until such time is ten (iv) homes have been constructed and are occupied is permanent residents, and said other member duall serve for a term of office to be determined by the original weabors of the Board of Governors. In the event all of the original Board of Governors should die while serving as a sember of the Board of Governors, the owners of the recaining property in Natchez Trace Village shall meet at a time and place to be determined by the owner of the majority of the property and three members shall be elected to serve antil such time as ten (10) homes are constructed and actually occupied by permanent residents. When ten (10) homes are actually constructed and occupied by permanent residents, then, on the second Monday of each May thereafter there shall be held a meeting of the then owners of the various lots of the said subdivision, which meeting is to be held at 7:00 o'clock P.M., at a place to be designated as a written notice posted of the main entrance to the property, which said meeting shall be for the purpose of electing members to the Board of Governors. An owner shall have the right to cast one (1) vote for each lot while do not the subdivision and said vote may be either in person or by proxy. It a lot has more than one owner, said owners shall be entacted to only one (1) vote. Any member of the Board shall be elected by a majority of the lot owners voting at this secting.

12. The Board of covernors may make such rules and regulations affecting the use of the subject property as they so desire, said rules and regulations to include, but are not limited to the following:

- the first substituted to the Beard of tovernors with complete plans and specifications, which specifications shall require construction of treated lumber and said structure must be approved by the Board of specifications of any structure. No structure of wood shall be creeted that is not nearly painted with two (2) coats of paint. No piers or any other structure shall be creeted or shall extend into the take abutting the property, said take terms known as the Natchez frace Village Lake.
- (b) With the permission of the Board of Governors lot owners me permit enests to maintain boats on their property, provided that such privileges do not interfere with the other property owner rights and privileges; however, no boat of any kind sand by any person other than the owner of the lot in the acreinabove described land shall be allowed to be moored or maintained in any adjacent water on a permanent basis.
- (c) the owner of each for except the owner of Natchez stace Village shall annually pay a maintenance charge for the pur, as of creating a fund to be known as the Natchez Trace Maintenance fund. The amount of the annual charge may be fixed by the Board of Governors but, in no event, shall exceed Fifty Dellars and 30/102 (\$50.33) per year, per lot. The purpose of the maintenance fund, among other things, may include but is not consted to the upkeep of public right-of-ways, insect control,

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employment of a case import, reflect and to a temance of any facility designed for the occasion of the property of acts in the subdimination and the payment of acts taxes on any facility which provides for the general occasion to a substantial occasion.

- (d) The Board of Governors half make the power and anthorax to community out to increase and accommon to a some addition to those mere, a second, which sales and new letters in the operation of the stoard of Governors (ed) and the tree benefit and use of the subject property and similar community to the safety and beauty of the property.
- 13. At how ship be for the purposes of single tamaly residential dwellings, and no dwell a small ever be financed in any names of attacked to any tender which is guaranteed by the federal Ha size, Administration, the Veterans Administration or any other assistant con whose last would be insided by the anatom State of America or its agents.
- id. The owner of the lot conveyed herein shall have the perpetual right to use the enture like 8 own as Natchez Trace Village Lake, and the assers of loss objecting on the lake shall ase their Lot as a means of augress and a ress to said lake. As to we used the lot accepted do now shift the lake, said owner shall be presided, along with other owners of lots not abutting the lake, with a cormor means of right s and excess to the lake.
- 17. All homes constructed and maintiface the possible constructed and string said lot.
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STATE OF MISSISSIPPI. County of Madison:

1, W. A. Sims, Clark of the Chancory Court of said County, curtify that the within instrument was filed for record in my office this 14 day of 1967, Book No. 1966, at 1966 on Page 1966, and was duly recorded on the 25 day of 1967, Book No. 1967, Book No. 1966, on Page 1966.

Witness my hand and seal of office, this the 1990 of 1966.

By Hall E 7000 Clark.

WARRANTY DEED

NO. 75 1

FOR AND IN CONSIDERATION of the sum of TEN AND NO/160 (\$10.00) DOLLARS, cash in hand this day paid, and other good and valuable considerations, the receipt and sufficiency of all of which is hereby acknowledged, WE, the undersigned, LEWIS L. CULLEY, JR., and GUS NOBLE, do hereby sell, convey, and warrant unto KATE RHOADS BROWNE, the following described-land and property, lying and being situated in Madison County, State of Mississippi, particularly described as follows, to-wit:

Commencing at the NW corner of the NW4 of the HE4 of Section 22, T 7 N, R 2 E, Madison County, Mississippi; run thence S 38° 34' E along the line between Section 15 and said Section 22, for a distance of 327.9 feet; run thence S 07° 33' W 187.0 feet to a point on the South boundary line of an existing street; run thence S 82° 27' E along the South boundary line of said street for a distance of 214.1 feet to the point of beginning of the land herein described; run thence S 16° 53' W 216.5 feet; thence S 67° 26' E 146.6 feet; thence E 26° 37' E 242.2 feet to a point on the Scuth boundary line of the aforementioned street; turn thance to the left through an angle of 68° 22' and can arothe a curve to the right where radius is 27°.2 feet for a distance of 17 feet to the F. T. if said curve; run thence H 30° 33' W 41.1 if it to the 1. It of a curve; run thence H 30° 33' W 41.1 if it to the 1. It of a curve; run thence H 30° 33' W 61.1 if it to the 1. It of a curve; run thence H 30° 31' W 41.1 if it to the 1. It of a curve; run thence H 30° 31' W 41.1 if it to the 1. It of a curve; run thence H 30° 31' W 41.1 if it to the 1. It of a curve; run thence H 30° 31' W 41.1 if it to the 1. It of a curve; run thence H 30° 31' W 41.1 if it to the 1. It of a curve; run thence H 30° 31' W 41.1 if it to the 1. It of a curve; run thence H 30° 31' W 41.1 if it to the 1. It of a curve; run thence H 30° 31' W 41.1 if it to the 1. It of a curve; run thence H 30° 31' W 41.1 if it to the 1. It of a curve; run thence H 30° 31' W 41.1 if it to the 1. It of a curve; run thence H 30° 31' W 41.1 if it to the 1. It of a curve; run thence H 30° 31' W 41.1 if it to the 1. It of a curve; run thence H 30° 31' W 41.1 if it to the 1. It of a curve; run thence H 30° 31' W 41.1 if it to the 1. It of a curve; run thence H 30° 31' W 41.1 if it to the 1. It of a curve is a curve to the point of the 1. It of a curve to the 1. It of a cu

The warranty of this conveyance is made subject to the protective covenants which are attached nor to as Exhibit "A" and seem a part hereof as though fully explications in words as:

Excepts if from the warranty of this conveyance are all of the oil, and and other minerals, in, on, or under the above described property, but the Granters do hereby seel, convey and quitelaim unto the Grantecherein all of Granters' right, title and interest in and to said oil, gas or other minerals.

For the same considerations as stated above, the Granters is horeby well and convey unto the Grantee herein a perpetual



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but a non-exclusive right to use the roads and streets surrounding and in the vicinity of Natchez Trace Village as a reason of snaress and egress to the property conveyed tore a, but the Crantors herein reserve the right to deducate and attracts as a roads in the future for public use.

Bethany Watkins Culley, wife of Lewis L. Culley, Tropowers no part of the above described property but to note that conveyance for the purpose of forever warvance any longest at rights in and unto the property herein.

The Crantors agree to pay the of vileres takes of the above described property for the year 1 ...

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DEATE OF MISSISSIFF

COUNTY OF HINDS:::::

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the $\frac{2}{2}$ day of October, 196:.

LOUARY PERM

My Commission exp. res:

PREST CE

Personally came and appeared before me, the undersioned authority in and for the jurisdiction aforesaid, the within maked CUS NOBLE, who acknowledge to me that he signed and achieved the above and foregoing instrument of writing on the say and in the year therein mentioned.

the _____day of October, 1962.

DLISHE YAKTON

Mer Chrim, and bar expersation

STATE OF MISSISSIPPI

COUNTY OF HINDS::::

PROTECTIVE COVENANTS AFFECTING NATCHEZ TRACE VILLAGE

- 1. The property conveyed herein shall be known and described as residential property and no structure shall be erected, placed, altered, or permitted to remain on said lot other than a residential building meeting the specifications and requirements hereinafter set out; however, nothing herein contained shall be construed in such a way as to prohibit the continued use and maintenance of a water well or properly system to be installed in the property, provided the operation of said wells and water system over and across any of the property does not interfere with the construction of homes on any of the lots.
- 2. No dwelling house shall be constructed on the said lot having an area of less than 1,800 square feet of living area for a one story house, nor having less than 1,200 square feet of living area on the lower floor of a one and one-half or a two story house.
- 3. No noxious or offensive activities shall be carried on upon any of the said property, nor shall anything be done thereon which may be or may become an annoyance or nuisance to the neighborhood.
- 4. No type structure shall be erected on any of the lets in said subdivision without prior submission of the plans and specifications to the Board of Governors of Natchez Trace Village, hereinafter provided for, and approval of such structure must hereinafter be obtained from the said Board of Governors prior to construction.
- 5. No changes or alterations shall be made after the original construction of the structure on a lot until such plans and specifications for the alterations have been submitted to, and approved, in writing, by the Board of Governors of Natchez Trace Village as said Board is hereinafter set out.
- property neatly cut and shall keep the property free of weeds, litter and rubbish of all kinds.
- 7. All septic tanks shall be installed in accordance with the requirements of the Mississippi State Board of Health and shall not be put in use until a certificate of approval from the Mississippi State Board of Health is submitted to the Board of Governors.
- 8. No trailer, other than a boat trailer, shall be placed or maintained on said property.
- 9. This property may not be resubdivided; however, nothing herein contained shall prevent the owner of two (2) adjoining lots from treating the combined area of the two (2) lots as one (1) building lot, in which event the set back line for building purposes shall be construed and interpreted to apply to the outside lines of the two (2) combined lots and not to the line which is common to both lots.
- 10. No dwelling shall be located on any residential lot nearer than 50 feet to the front lot line, nor nearer than 25 feet to any side lot line.
- 11. It is understood and agreed that the land conveyed herein shall be bound by the rules and regulations formulated by the Board of Governors of Natchez Trace Village, which Board of Governors shall consist of Lewis L. Culley, Jr., Gus Noble and Lewis L. Culley, Sr., and Lewis L. Culley, Jr., Gus Noble

and Lewis L. Cuiley, Sr., shall serve as members of the said Board of Governors until such time as ten (10) homes in an area to be known as Natchez Trace Village shall be constructed and occupied by permanent residents. In the event the said Lewis L. Culley, Jr., Gus Noble or Lewis L. Culley, Sr., shall die while serving as members of the Board of Governors, then the other members of the Board of Governors shall appoint another person to serve as a member of said Board of Governors until such time as ten (10) homes have been constructed and are occupied by permanent residents, and said other member shall serve for a term of office to be determined by the original members of the Board of Governors. In the event all of the original Board of Governors should die while serving as a member of the Board of Governors, the owners of the remaining property in Natchez Trace Village shall meet at a time and place to be determined by the owner of the majority of the property and three members shall be elected to serve until such time as ten (10) homes are constructed and actually occupied by permanent residents. When ten (10) homes are actually constructed and occupied by permanent residents, then, on the second Monday of each May thereafter there shall be held a meeting of the then owners of the various lots of the said subdivision, which meeting is to be held at 7:00 o'clock P.M., at a place to be designated in a written notice posted at the main entrance to the property, which said meeting shall be for the purpose of electing members to the Board of Governors. An owner shall have the right to cast one (1) vote for each lot owned in the subdivision and said vote may be either in person or by proxy. If a lot has more than one owner, said owners shall be entitled to only one (1) vote. Any member of the Board shall be elected by a majority of the lot owners voting at this meeting.

- 12. The Board of Governors may make such rules and regulations affecting the use of the subject property as they so desire, said rules and regulations to include, but are not limited to the following:
- (a) Any structure for mooring boats to be erected shall be first submitted to the Board of Governors with complete plans and specifications, which specifications shall require construction of treated lumber and said structure must be approved by the Board of Governors as to the width, height, location, design and specifications of any structure. No structure of wood shall be erected that is not neatly painted with two (2) coats of paint. No piers or any other structure shall be erected or shall extend into the take abutting the property, said take being known as the Natchez Trace Village Lake.
- (b) With the permission of the Board of Governors lot owners may permit guests to maintain boats on their property, provided that such privileges do not interfere with the other property owners rights and privileges; however, no boat of any kind owned by any person other than the owner of the lot in the hereinabove described land shall be allowed to be moored or maintained in any adjacent water on a permanent basis.
- (c) The owner of each lot except the owner of Natchez Trace Village shall annually pay a maintenance charge for the purpose of creating a fund to be known as the Natchez Trace Maintenance fund. The amount of the annual charge may be fixed by the Board of Governors but, in no event, shall exceed Fifty Dollars and 00/100 (\$50.00) per year, per lot. The purpose of the maintenance fund, among other things, may include but is not limited to the upkeep of public right-of-ways, insect control,

employment of a watchman, repair and maintenance of any facility designed for the benefit of the property owners in the subdivision and the payment of any taxes on any facility which provides for the general benefit of the lot owners.

- (d) The Board of Governors shall have the power and authority to formulate rules and regulations in addition to those herein set out, which rules and regulations in the opinion of the Board of Governors shall add to the beneficial use of the subject property and shall contribute to the safety and beauty of the property.
- 13. All homes shall be for the purposes of single family residential dwellings, and no dwelling shall ever be financed in any manner or mortgaged to any lender which is guaranteed by the Federal Housing Administration, the Veterans Administration or any other institution whose loan would be insured by the United States of America or its agents.
- 14. The owner of the lot conveyed herein shall have the perpetual right to use the entire lake known as Natchez Trace Village Lake, and the owners of lots abutting on the lake shall use their Lot as a means of ingress and egress to said lake. As to owners of lots which do not abut the lake, said owner shall be provided, along with other owners of lots not abutting the lake, with a common means of ingress and egress to the lake.
- 15. All homes constructed on corner lots must face the point of intersection of the two streets abutting said lot.
- 10. No entrance to any garage or carport shall face the street which abuts said lot.
- 17. Enforcement shall be by proceedings at law or in equity against any person modating, or attempting to violate any covenant.
- 18. Invalidation of any of these covenants by judgment or court order shall, in no wise, affect any of the other provisions which shall remain in full torce and effect.
- binding on all persons for a period of twenty-five (25) years from the date of this instrument, after which time these covenants shall be automatically extended for successive periods of ten (10) years unless an instrument, signed by two-thirds (2/3) of the then owners of the lots in Natchez Trace Village has been recorded, agreeing to the change in said covenants in whole or in part, or to revoke the covenants entirely.

STATE OF MISSISSIPPI, County of Madison:

1, W. A. Sims, Clerk of the Chancery Court of said County, certify that the within instrument was filed for record in my office this day of 196, at o'clock M., and was duly recorded on the in my office.

Witness my hand and seal of office, this the 18 of Dec W. A. SIMS, Clark

By Hell E TU28 D. C.

WARRANTY DEED

1. 1.

FOR AND IN CONSIDERATION of the sum of TEN AND MO/100 DOLLARS (\$15.00), each in hand this day paid and other good and valuable considerations, the receipt and carriedoney of all of which is hereby acknowledged, we, the understance, LEWIS L. CSLLEY and T. S. MONLE, do hereby will, convey and warrant unto CHRIS CHILLIS, JR., fl. of Nowing accorded land and project., Jyling and Lewis carried in Radioch County, State of Ris Longit, content more particularly identified as if there, to-wit:

common to at a point of the do therly constant, and point sense of a least of the life of the and are in the last of the life life. We record the life life life, or Joseph EZ, TVI, PYE, Japanese Const,, landing ppg, rot the real of the last of the sentence of the last of the sentence of the last of the la

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Given under my hand and official seal of office,
thus, the 15 day of 26:00, 1062.
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STATE OF MISSISSIPPI
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PROTECTIVE COVENANTS AFFECTING NATCHEZ TRACE VILLAGE

- as residential property and no structure shall be erected, placed, altered, or permitted to remain on said lot other than a residential building meeting the specifications and requirements hereinafter set out; however, nothing herein contained shall be construed in such a way as to prohibit the continued use and maintenance of a water well or pumping system to be installed in the property, provided the operation of said wells and water system over and across any of the property does not interfere with the construction of homes on any of the lots.
- 2. No dwelling house shall be constructed on the said lot having an area of less than 1,800 square feet of living area for a one story house, nor having less than 1,200 square feet of living area on the lower floor of a one and one-half or a two story house.
- 3. No noxious or offensive activities shall be carried on upon any of the said property, nor shall anything be done thereon which may be or may become an annoxance or nuisance to the neighborhood.
- 4. No type structure shall be erected on any of the lots in said subdivision without prior submission of the plans and specifications to the Board of Governors of Natchez Trace Village, hereinafter provided for, and approval of such structure must hereinafter be obtained from the said Board of Governors prior to construction.
- 5. No changes or alterations shall be made after the original construction of the structure on a lot until such plans and specifications for the alterations have been submitted to, and approved, in writing, by the Board of Governors of Natchez Trace Village as said Board as hereinafter set out.

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- o. The owner of the property shall keep the grass on said property neatly cut and shall keep the property free of weeds, litter and rubbish of all kinds.
- 7. All septic tanks shall be installed in accordance with the requirements of the Mississippi State Board of Health and shall not be put in use until a certificate of approval from the Mississippi State Board of Health is submitted to the Board of Governors.
- 5. No trailer, other than a boat trailer, shall be placed or maintained on said property.
- 9. This property may not be resubdivided; however, nothing herein contained shall prevent the owner of two (2) adjoining lots from the ding the combined area of the two (2) lots as one (1) building lot, in which event the set back line for building purposes shall be construed and interpreted to apply to the outside lines of the two (2) combined lots and not to the line which is common to both lots.
- 10. No dwelling shall be located on any residential lot nearer than 50 feet to the front lot line, nor nearer than 25 feet to any side lot line.
- It is understood and agreed that the land conveyed herein shall be bound by the rules and regulations formulated by the Board of Governors of Natchez Trace Village, which Board of Governors shall consist of Lewis L. Culley, Jr., Gus Noble and Lewis L. Culley, Sr., and Lewis L. Culley, Jr., Gus Noble

and Lewis L. Culley, Sr., shall serve as members of the said Board of Governors until such time as ten (10) homes in an area to be known as Natchez Trace Village shall be constructed and occupied by permanent residence. In the event the said Lewis L. Culley, Jr., Gus Noble or Lewis L. Culley, Sr., shall die while serving as members of the Board of Governors, then the other members of the Board of Governors shall appoint another person to serve as a member of said Board of Governors until such time as ten (10) homes have been constructed and are occupied by permanent residents, and said other member shall serve for a term of office to be determined by the original members of the Board of Governors. In the event all of the original Board of Governors should die while serving as a member of the Board of Governors, the owners of the remaining property in Natchez Trace Village shall meet at a time and place to be determined by the owner of the majority ϕi the property and three members shall be elected to serve until such time as ten (10) homes are constructed and actually occupied by permanent residents. When ten (10) homes are actually constructed and occupied by permanent residents, then, on the second Monday of each May (hereafter there shall be neld a meeting of the then owners of the various lots of the said subdivers n, which meeting is to be neld at 7:00 o'clock $P_{\bullet}M_{\bullet}$, at a plan to be designated in a written notice posted at the main entrance to the property, about said meeting shall we for the purpose of electing makers the Board of Governors. An owner shall have the right to cast on (1) vote for each lot owned in the charvision and said vote may be either in person or by proxy. It a lot has more than one owner, said owners shall be entitled to only one (1) vote. Any member of the Board shall be elected by a majority of the lot owners voting at this meetang.

- 12. The heard of Governors may make such rules and regulations affecting the use of the subject property as they so desire, said rules and regulations to include, but are not limited to the following:
- (a) Any structure for mooring boats to be erected shall be first subsitted to the Board of Governors with complete plans and specifications, which specifications shall require construction of treated fumber and said structure must be approved by the Board of Governors as to the width, height, location, design and specifications of any structure. No structure of wood shall be erected that is not neatly painted with two (2) coats of paint. No pieus or any other structure shall be erected or shall extend into the lake abutting the property, said lake being known as the Nacchez Trace Village Lake.
- (b) With the permission of the Board of Governors for owners may perform mests to maintain boats on their property, provided that a break leges do not interfere with the other property owner to be and privileges; however, no boat of any kind owned by any person other than the owner of the lot in the bereinabove described hand shall be allowed to be moored or maintained in any legent water on a permanent basis.
- (c) the owner of each lot except the owner of Natchez Trace Village shall enhally pay a maintenance charge for the purpose of creating a fond to be known as the Natchez Trace Maintenance Fund. The amount of the annual charge may be fixed by the Board of Governors but, in no event, shall exceed Fifty Dollars and 20/102 (350.00) per year, per lot. The purpose of the maintenance fond, mong other things, may include but is not limited to the opkeep of public right-of-ways, insect control,

employment of a watchman, repair and maintenance or any racility designed for the benefit of the property occurs to the subdivision and the payment of any taxes on any tax I to which provides for the general benefit of the lot when.

- (d) The Board of Governors will have the power and authoraty to formulate rules and regulations as addition to those herein set out, which rules and regulation of in the openion of the Board of Governors shall add to the beneficial use of the subject property and shall contribute to the safety and beauty of the property.
- 43. All home shall be for the parases of simple Camilly a sidential dwelding, and no dwelling as it was no temanced in any sammer or mortigaged to any lender short in guaranteed by the Federal Housing Administration, the Leterans Administration or any other instabilition whose loan would be insated by the Insted State of America or its agents.
- of. The owner of the lot correyed herein shell have the per sesmal right to escable ontare to a known as Natchez Irace the large licker, and the solvens of type about eagle the date shall be their **Loc** as a necessor ingress and egge is to said lake. A conowners of dots which do not show the lake, said owner hald be provided, always the other owners of toes not abutting to lake, with a common new a of ingress and egress to the lake.
- 15. All holes of a second of x = x + y = y = 0 consist face the at oil intersect x = x + y = y = 0. Uting said lot. secution intersect
- The No entire services as one to one much back the strong and with the control of
- 17. Empire to the South accommodate and law on in equally againse and person of oldering, or aftemptare to violate any covenant.
- 18. invalid the oder as of these is enable by judgment or court order shall, in a way, after any of the other provisions which shall resum in Proceeding on Africa.
- $\{O_{\bullet}\}$ These coverages that so the seth the Lagi and shall be breaking on all persons cors a period of (westy-five (25) years the object to a substitution of the substituti of the there is served the lots in Naschez Frace Village has been recorded, specimen to the enampe in said devenues in whole or in pairs, so the control of be sowments entirely.

S. De S. Sississis County of Madison

with the second of the Chancery Court of said County, certify that the within anti-time make the 196 of a love talk . Little day of the street of 1 day of Will had to obtain I'm mate entho 🧓

and soal of office, this the 15 of Second

Styll & re end

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WALLEN TY TEET

For a valuable consideration, the receipt and sufficiency of which are early according e', F. C. C. Elli, do hereby convey and warrant unto FTO LIL I. Clib the 'bllowing leadnibed property lying and bein of taked in the Dity of Danton, the composition, icoissippi, to-wit:

of the evenly off the Lest side of Lot 20 on the Month side of Last De terruprest, according to the official ran of the City of Conton the underly bolder and seems in 1930.

Who was good nature, toke the 18th day of Decomber, 1902.

De L'm. leener

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Jan 1, 1964

By Heek & West, D. C

STATE OF MISCOSTAL County of Madison:

I, W. A. S. is, The Chancery Court of said County, certify that the within instrument was filed for record in my effice this day of Sec., 1962, at // Foo'clock CLM., and was duly recorded on the 18. day of Sec., 1962, Book No. 26 on Page 533 in my office.

Witness my hand and seal of office, this the 18 of Dec

By Fight E West

._..., D. C.

...

by Mamie C. Brown and Carl D. Brown, the receipt of which is hereby acknowledged, I, Ruby C. Lehner, do hereby convey and warrant unto the said Mamie C. Brown and Carl D. Brown the following described projectly lying and being situated in Madican C. Mississiphi, to-wit:

My undivided interest in and to: All that part of the NET of SMI lying north and west of the Cantor and Artesian Scrings Road in Section 34, containing 10 acres, more or less. Also a tract of land described as beginning at a point where the Cantor and Artesian Springs road crosses the north bournary line of the ST of SWI of Section 34, and run thence west along the said tourdary line 36 rods, thence south to a stake near the corner of a piece of weedland, thence east to a post-oak tree standing at the last of the Canton and Artesian Springs road, thence north along the road to the place of beginning, containing five and one half acres of land, more or less. Also 30 acres of land off of the east sine of the NATO of the SWI of Section 34; also fithe said above and foregoing lands being, lying, located and situated in Townshi 12 North, Range 4 East, and containing in all 45 1/2 acres filand, more or less.

It is agreed and understood that the ad valuren taxer on the showe described rop may for the pour tensel of the continuation of the continuation, the continuation of the continuation, the continuation of th

State of Mississip; i Madison County

in and for said County and State, the within named Ruby C. Lehner who acknowledged that she signed and delivered the formular instrument on the day and year therein mentioned as and for ner set and deed.

Notary Lublic.

Requisition No.

THE STATE OF MISSISSIPPI, County of Madison	WARRANTY		0:07	
For and in consideration of SI	XTY EIGHT AND			83 /100
Dollars (\$.68.83			6 0± 7 5	
the receipt of which is hereby acl warrant unto the State Highway (Federal	knowledged, I or we, the	undersigned, ! , a body corpora	hereby bargain, sell, ate by statute, on	convey and
Begin at the Northwest corne in the Northeast 1/4 of Sect Southerly along the West lin to a point on the proposed W I-55-2(24)103; thence Southe 285 feet, more or less, to a Easterly along the South lin to the Southeast corner of s said Lot 2, a distance of 31 Westerly along the North lin point of beginning; containi Lots one and 2 of Block A of Section 36, Township 7 North	ion 36, Township 7 No e of said Lot 1, a di est right of way line asterly along said ripoint on the South 1 e of said Lot 2, a di aid Lot 2; thence Nor 1 feet to the Northea e of said Lots 1 and ng 1.30 acres, more o McLaurin Tougaloo He	rth, Range 1 stance of 95 of Federal A ght of way 1 ine of Lot 2 stance of 63 therly along st corner of 2, a distance r less, and bights in the	East, and run feet, more or lest ine, a distance of bock A; thence feet, more or lest the East line of said Lot 2; thence of 248 feet to to being situated in Northeast 1/4 of	55, E S s ,
Together with any and all ab across the lands herein conv		ss, if any, i	in, to, over, on,	and
This conveyance is for the finterest is one-sixth (1/6) Lewis Jenkins, deceased, wif	of one-eighteenth (1/	t of the Gran 18) interest	ntor, which undivi inherited from Fa	ded innie
The grantor herein further w	arrants that the above	described prop	erty is no part of	his o r her
It is further understood and agment of any and all claims or dema their heirs, assigns, or legal representance of grade, water damage, as	nds for damage accrued, entatives, for or on accou	accruing, or to int of the const	accrue to the grar ruction of the propos	itors herein,
It is further understood and aggrantor and the grantee, there being				
Witness My signature Witness My signature Consult Rogers, W.	theDay of	gone,	2 genn	11. 15 0.2
Singel Rogers, W.				
STATE OF MISSISSIPPI,				
This day personally appeared by	pefore me the undersigne	ed authority th	ne ahove named	
This day personany appeared to				
who acknowledged that				
Given under my hand and offic	ial scal this	day of	· sainer mittan, A	A. D., 19
(PLACE SEAL HERE)		Garage Carlos & James		Title.

my con the contract

CORRECTED SUBSTITUTED TRUSTEES DEED

Whereas on the 29th day of April, 1959, Willie Mae Cage, a widow, executed a deed of trust conveying the herein after described property to Hermon Dean, Trustee to secure the payment of a certain indebtedness described in said deed of trust, which deed of rust is recorded in Land Beed of Trust Book 205, page 370 in the office of the Chancery Clerk of Madison County, Mississippi; and

whereas the deed of trust provides that the beneficiary could appoint another trustee instead of Hermon Dean without assigning any reason therefor; and whereas said beneficiary did by instrument dated tovember 3, 1062 appoint me substitute trustee, and which appointment has been actually spread upon the records of Madison County, Mississippi, in Book 298, mage 1 before the first publication of the notice to sell; and

Whereas on November 1, 1962 the indebtedness secured by said deed of trust was mast due and unmaid and I was requested by the other of the debt and deed of trust and the holder of the notes described therein to execute said deed of trust by a sale of the property described in said deed of trust, and I have advertises said property in said deed of trust as required by the law and the terms of said deed of trust, and did between the hours of 11 a.m. and 4 n.m. December the 10th, 1962, at the south door of the wourt house in Canton, Madison Younty, Mississippi offer said property for sale to the highest bidder for cash in the manner required by law and the terms of said advertisement and of said deed of trust; and

There at said time and place the undersigned received from the hereinafter named grantee a bid of \$1,500.00 which was the highest bid for said pro erty; and said bidder was then and there declared to be the purchaser of said property; and

The eas I have done and performed all the things required under the terms of said deed of rust with reference to the sale of said land, and all things required by law in such cases, and have credited the proceeds of said sale upon said indebtedness secured by said deed of trust.

BOOK 86 PAGE 539

Now therefore in consideration of the sum of \$1,500.00, cash in hand raid, the receipt of which is hereby acknowledged, I Jack M. Greaves, Substituted Trustee, do hereby sell and convey unto Harry Roell the following described land, lying and being situated in Madison Tounty, Mississiphi, to- it:

The South three-quarters of the South East Quarter of the South East Quarter of the North East Quarter(S 3/4 SE½ of SE½ of NE½) Section Thirty Six (36), Township 8 North, Range 2 East.

This deed is given for the purpose of correcting the original substituted trustees sale of the above described land to show that the trustee received \$1,500.00 in cash from Harry Roell for the above described land. The original deed failed to show that said \$1,500.0 was maid in cash by the said Harry Roell.

Witness my signature this the 18th day of December, 1902.

Substituted Trustee

State of Mississinni
Madison Mounty

rersonally appeared before me the undersigned authority in and for said Founty and State, Jack M. Greaves, Statistized Trustee, who acknowledged that he signed and delivered the foregoing insturment on the day and year therein named.

Given under my hand and official seal this the 18th day of

By Half West D.S.