

STATE OF NORTH CAROLINA

PROTECTIVE COVENANTS

COUNTY OF WASHINGTON

THIS DECLARATION, Made the 3rd day of October, 1985, by THE HARRELL COMPANY, a Virginia Corporation with its principal place of business at P. O. Box S-194, Urbanna, Virginia 23175, hereinafter referred to as Declarant;

W I T N E S S E T H:

WHEREAS, Declarant is the owner of certain real property lying and being in Plymouth Township, Washington County, North Carolina, more particularly described as follows:

Being lots numbers 1 through 38 inclusive, as shown on a map of "Roanoke Shore Sub-Division" which map is of record in the office of the Register of Deeds of Washington County, North Carolina in Plat Cabinet 1, Slide 189, and identified by the following legend "Map of Roanoke Shores Sub-Division Plymouth Twp. - Washington Co., N. C. Scale: 1 in = 100 ft. - Surveyed Dec. 18, 1984 By: John E. Rea - Registered Surveyor - L-1237 Plymouth, North Carolina."

WHEREAS, Declarant now desires to impose certain protective restrictions, conditions, limitations, reservations and covenants upon the ownership of said real property in order to insure the most beneficial development of said property as residential property and to prevent any future use thereof as might tend to diminish the value and pleasurable enjoyment thereof.

NOW THEREFORE, IT IS HEREBY DECLARED that the real property hereinabove described is now and shall in the future be held, sold and otherwise transferred and conveyed subject to the following covenants, and conditions, restrictions, reservations and limitations hereinafter referred to as Protective Restrictions:

1. LAND USE AND BUILDING TYPE: All lots in this Sub-Division shall be used for residential purposes only. Provided, this shall not forbid the dedication of a lot of lots for recreational purposes. Otherwise, no building shall be erected, altered, placed or permitted to remain on any lot other than a single family dwelling and a private garage or carport, a pump house, as will house a water pump and tank only and a utility building of not more than 200 square feet.