

745B

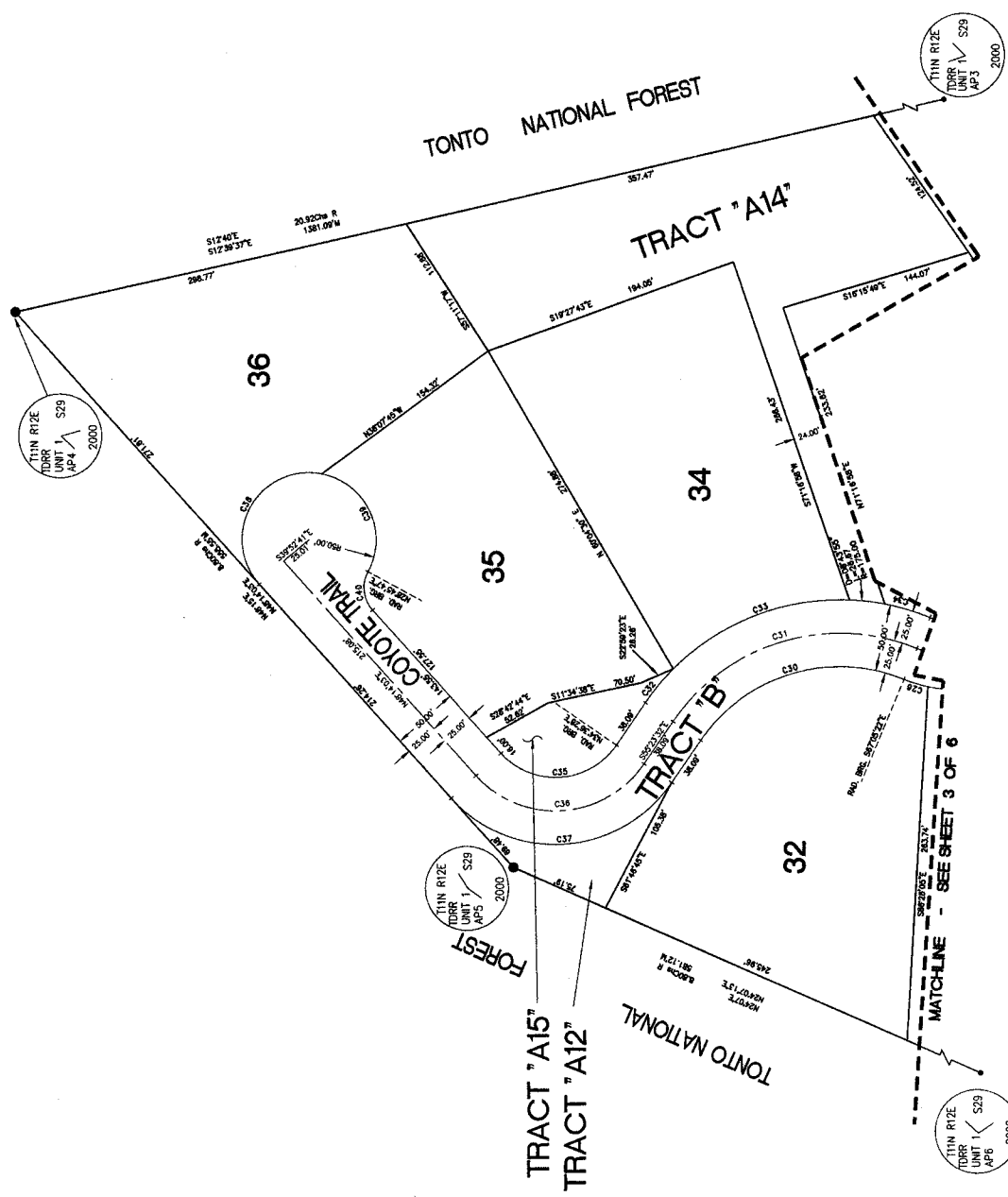


FINAL PLAT THOMPSON DRAW I

A SUBDIVISION OF A PORTION OF SECTIONS 29 AND 32, T. 11 N., R. 12 E., OF THE GILA AND SALT RIVER MERIDIAN
GILA COUNTY, ARIZONA



CURVE	CHORD	ANGLE	CHORD BEARS	CHORD DEGREES	CHORD FEET	CHORD INCHES
C1	50.00	90.00	50.00	90.00	50.00	4.17
C2	50.00	90.00	50.00	90.00	50.00	4.17
C3	50.00	90.00	50.00	90.00	50.00	4.17
C4	50.00	90.00	50.00	90.00	50.00	4.17
C5	50.00	90.00	50.00	90.00	50.00	4.17
C6	50.00	90.00	50.00	90.00	50.00	4.17
C7	50.00	90.00	50.00	90.00	50.00	4.17
C8	50.00	90.00	50.00	90.00	50.00	4.17
C9	50.00	90.00	50.00	90.00	50.00	4.17
C10	50.00	90.00	50.00	90.00	50.00	4.17
C11	50.00	90.00	50.00	90.00	50.00	4.17
C12	50.00	90.00	50.00	90.00	50.00	4.17
C13	50.00	90.00	50.00	90.00	50.00	4.17
C14	50.00	90.00	50.00	90.00	50.00	4.17
C15	50.00	90.00	50.00	90.00	50.00	4.17
C16	50.00	90.00	50.00	90.00	50.00	4.17
C17	50.00	90.00	50.00	90.00	50.00	4.17
C18	50.00	90.00	50.00	90.00	50.00	4.17
C19	50.00	90.00	50.00	90.00	50.00	4.17
C20	50.00	90.00	50.00	90.00	50.00	4.17
C21	50.00	90.00	50.00	90.00	50.00	4.17
C22	50.00	90.00	50.00	90.00	50.00	4.17
C23	50.00	90.00	50.00	90.00	50.00	4.17
C24	50.00	90.00	50.00	90.00	50.00	4.17
C25	50.00	90.00	50.00	90.00	50.00	4.17
C26	50.00	90.00	50.00	90.00	50.00	4.17
C27	50.00	90.00	50.00	90.00	50.00	4.17
C28	50.00	90.00	50.00	90.00	50.00	4.17
C29	50.00	90.00	50.00	90.00	50.00	4.17
C30	50.00	90.00	50.00	90.00	50.00	4.17
C31	50.00	90.00	50.00	90.00	50.00	4.17
C32	50.00	90.00	50.00	90.00	50.00	4.17
C33	50.00	90.00	50.00	90.00	50.00	4.17
C34	50.00	90.00	50.00	90.00	50.00	4.17
C35	50.00	90.00	50.00	90.00	50.00	4.17
C36	50.00	90.00	50.00	90.00	50.00	4.17
C37	50.00	90.00	50.00	90.00	50.00	4.17
C38	50.00	90.00	50.00	90.00	50.00	4.17
C39	50.00	90.00	50.00	90.00	50.00	4.17
C40	50.00	90.00	50.00	90.00	50.00	4.17
C41	50.00	90.00	50.00	90.00	50.00	4.17
C42	50.00	90.00	50.00	90.00	50.00	4.17



THOMPSON DRAW I
LOTS 1 THRU 38, TRACTS 'A' THRU 'B'

APX LAND SURVEYING INC.

DATE: 05/25/12

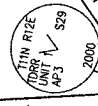
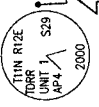
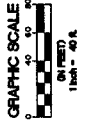
SCALE: AS SHOWN

NO. OF SHEETS: 6

SHEET NO. 3 OF 6

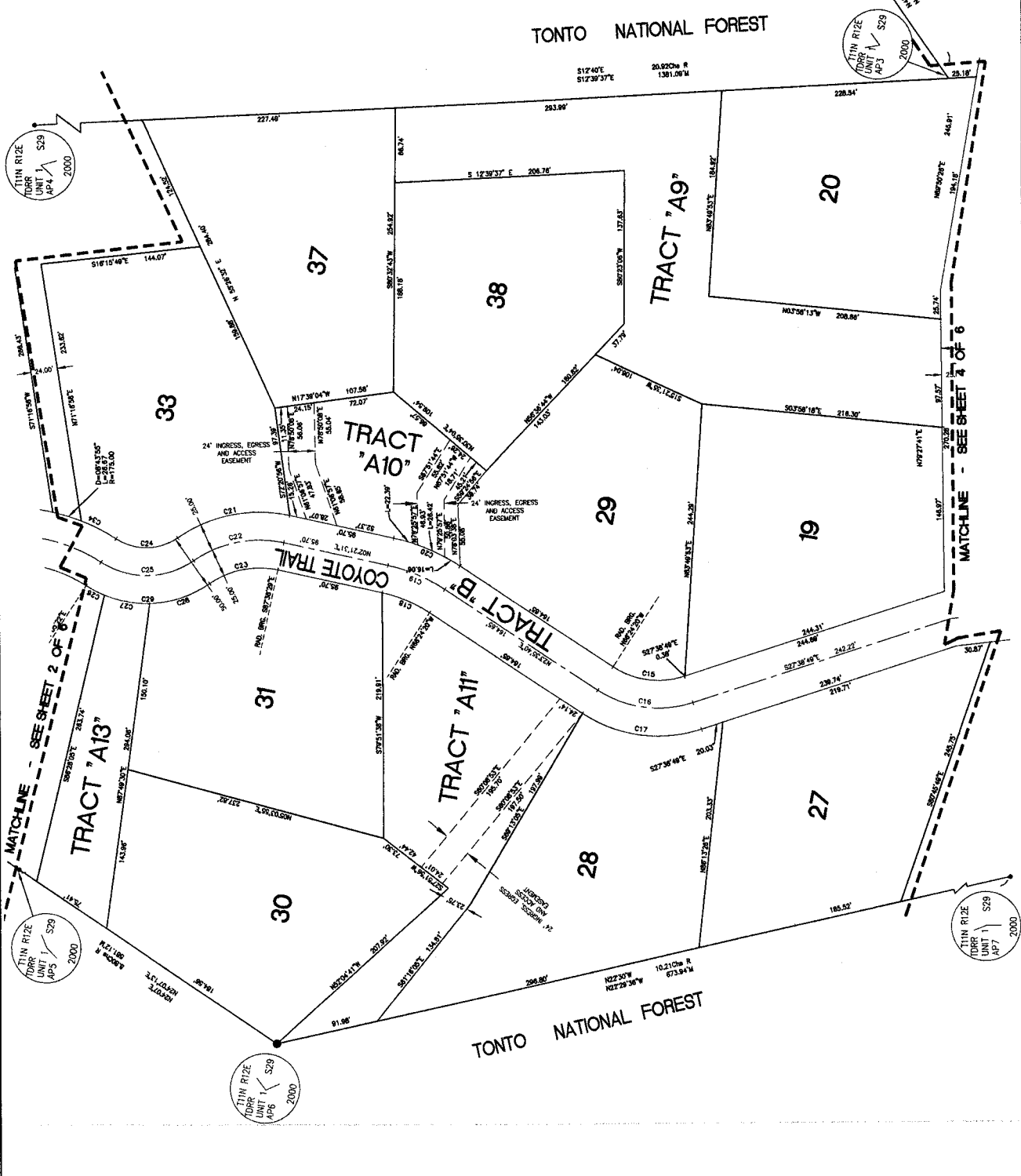
745B

7450



DATE	2008.03
BY	BLAIR C. MCORTT
PROJECT	THOMPSON DRAW 1
LOT	LOTS 1 THRU 38, TRACTS AT THRU A9' AND 'B'
SCALE	AS SHOWN
SHEET	4 OF 6
DATE	2008.03
BY	BLAIR C. MCORTT
PROJECT	THOMPSON DRAW 1
LOT	LOTS 1 THRU 38, TRACTS AT THRU A9' AND 'B'
SCALE	AS SHOWN
SHEET	4 OF 6

7460

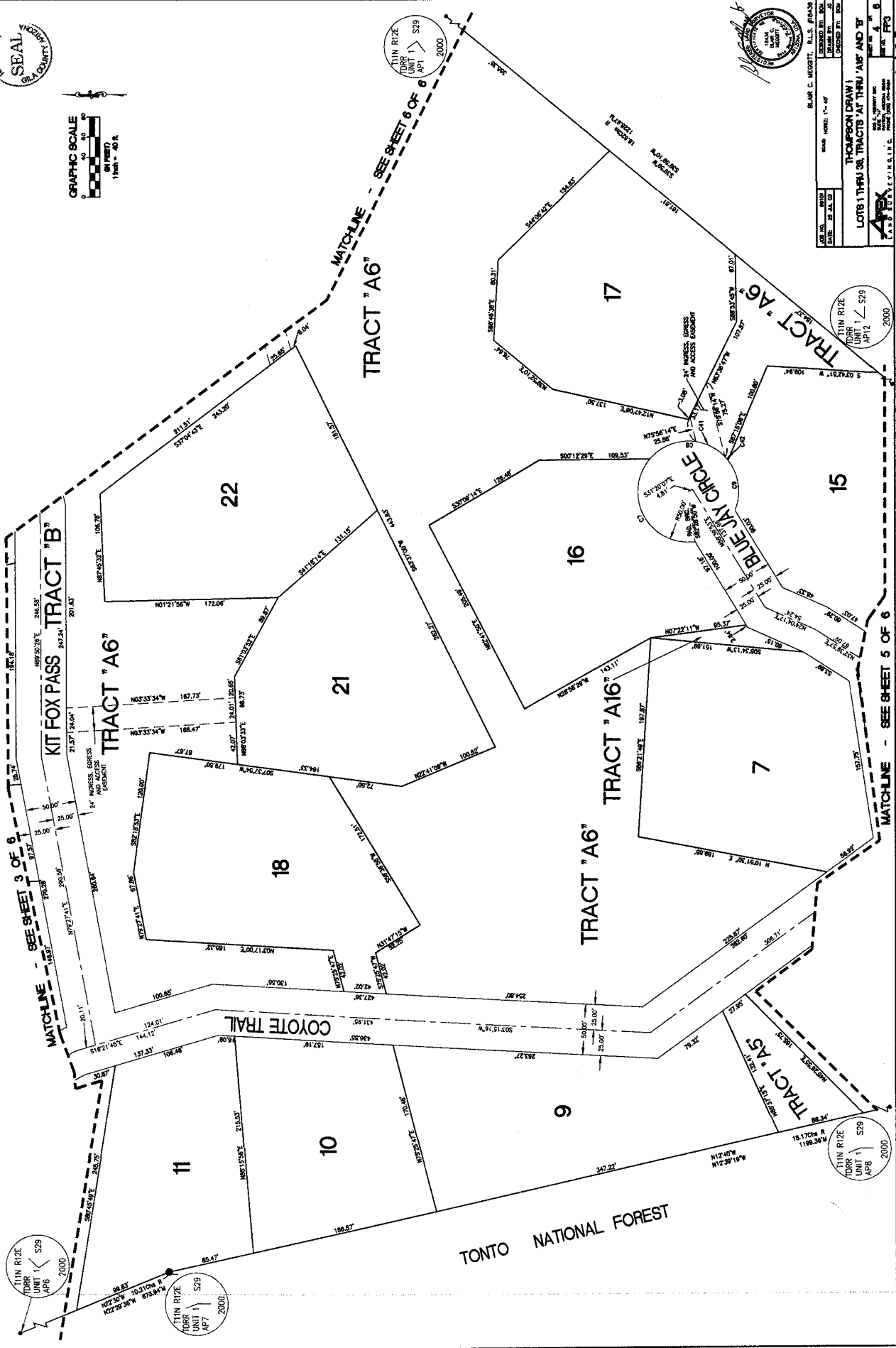
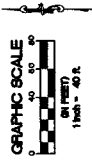


MATCHLINE - SEE SHEET 2 OF 6

MATCHLINE - SEE SHEET 4 OF 6



745D

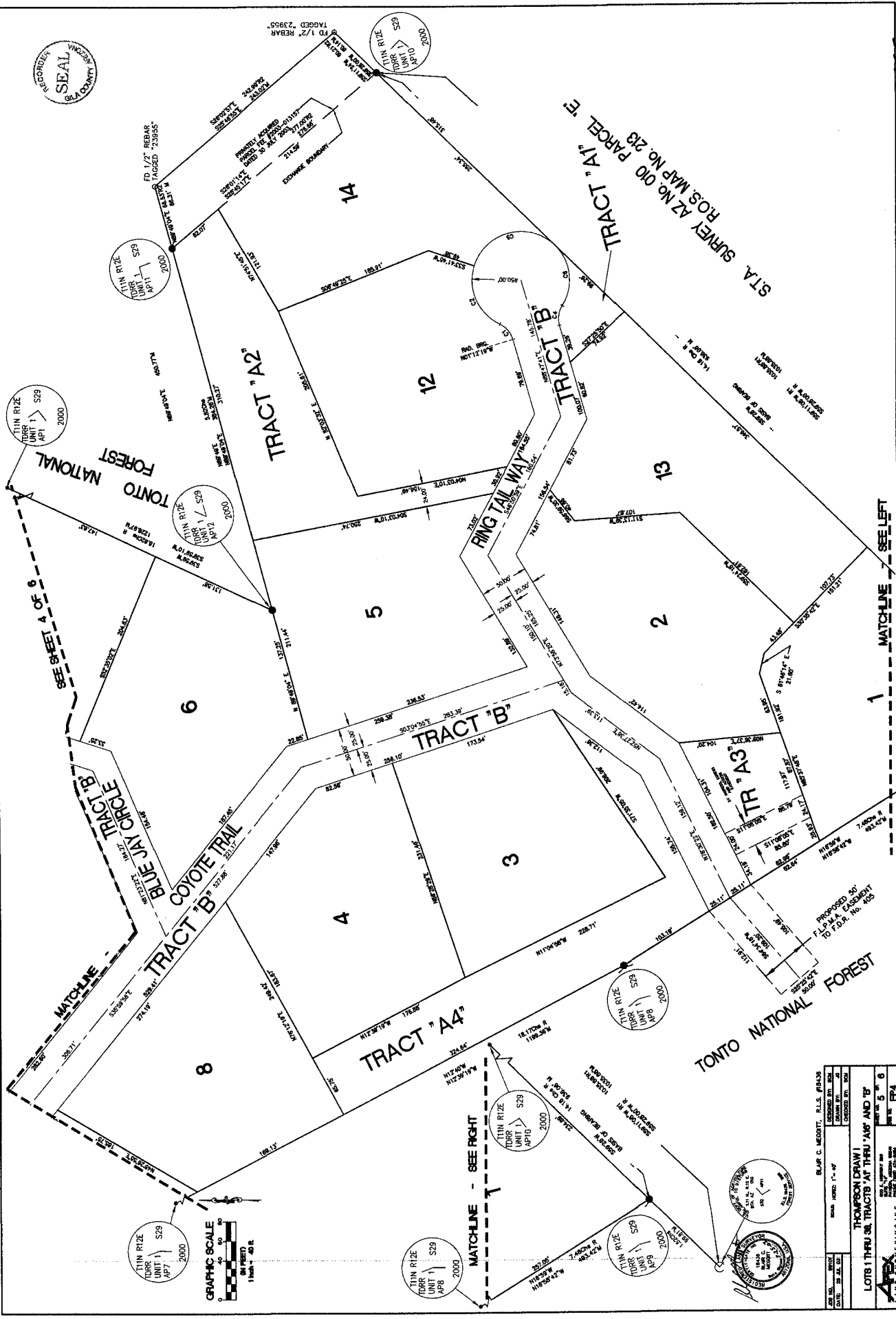


JOB NO.	2000	DATE	03.16.03
SCALE	1" = 40'	DRAWN BY	BLAKE C. MCCORTY, R.L.S. #19430
THOMPSON DRAW 1			
LOTS 1 THRU 38, TRACTS 'A1' THRU 'A6' AND 'B'			
APX LAND SURVEYING, INC. 1020 S. UNIVERSITY BLVD. SUITE 100, TUCSON, AZ 85724			
TEL: 520.731.3333 FAX: 520.731.3334			

745D

745 E

745 E



GRAPHIC SCALE
1" = 40 FT

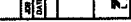
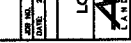
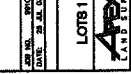
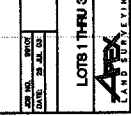
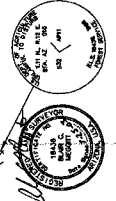
TIN RIZE
UNIT 1
AP7
S29
2000

TIN RIZE
UNIT 1
AP8
S29
2000

TIN RIZE
UNIT 1
AP9
S29
2000

TIN RIZE
UNIT 1
AP10
S29
2000

DESIGNER	BLAIR C. MCQUINN, R.L.S., P.E. #12345
DATE	NOV 15, 2010
PROJECT	THOMPSON DRAWING
DATE	NOV 15, 2010
PROJECT	LOTS 1 THRU 38, TRACTS "A1" THRU "A4" AND "B"
DATE	NOV 15, 2010
PROJECT	LOT 5 OF 6
DATE	NOV 15, 2010
PROJECT	LOT 5 OF 6



THOMPSON DRAWING

LOT 5 OF 6

NOV 15, 2010

NOV 15, 2010

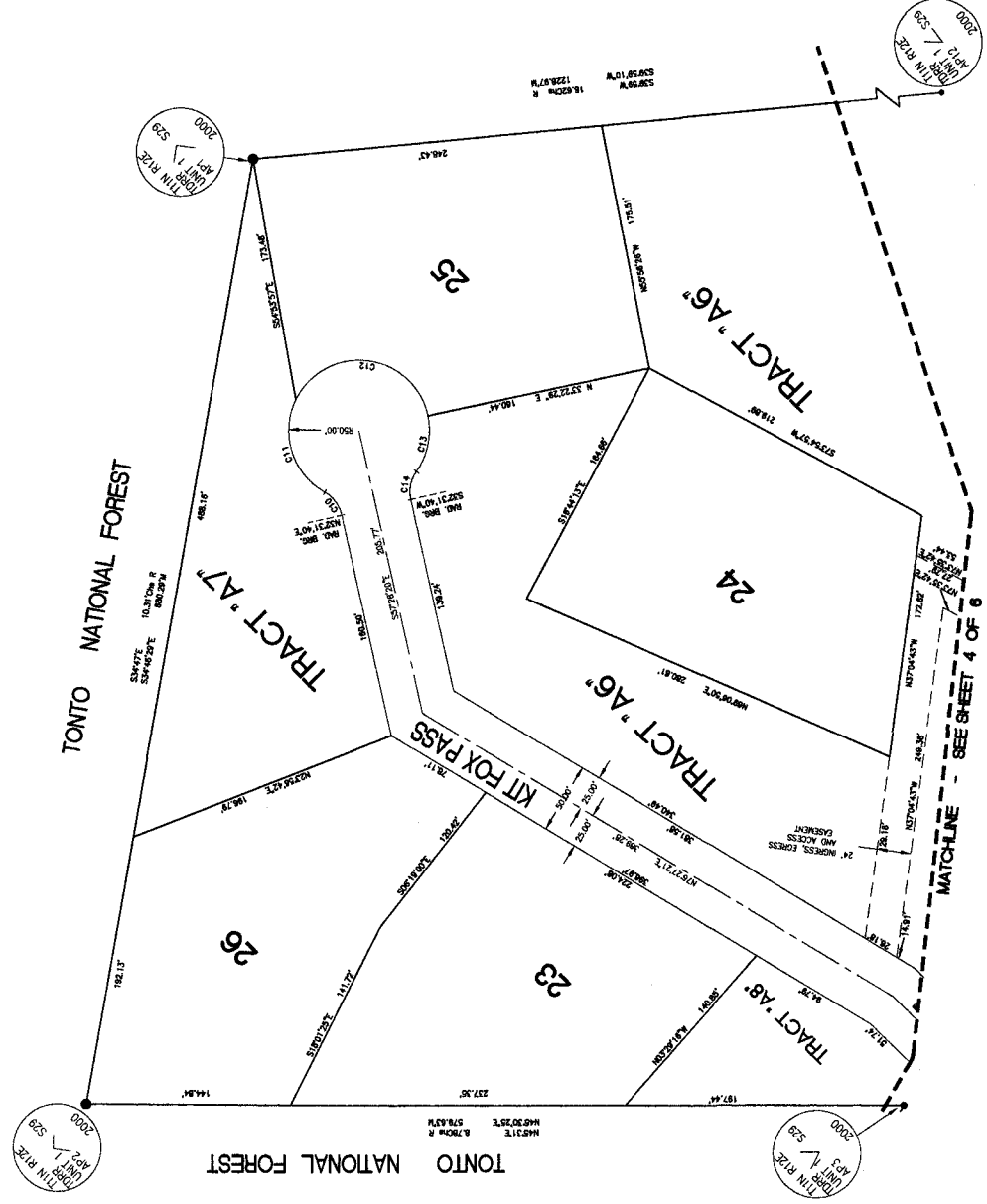
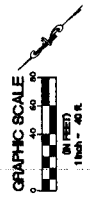
NOV 15, 2010

NOV 15, 2010

745 F



BLAIR C. MEADITT, R.L.S. #18430	DATE: 03/04/02
THOMPSON DRAW 1	SCALE: 1" = 40'
LOTS 1 THRU 38, TRACTS 'A' THRU 'A8' AND 'B'	PROJECT NO. 02
APX LAND SURVEYING, INC.	DATE: 03/04/02
745 F	PROJECT NO. 02



745 F



Gila County, AZ
Linda Haught Ortega, Recorder
08/26/2003
10:58AM
Doc Code: DRES

Doc Id: 2003-014938
Receipt #: 17162
Rec Fee: 27.00

THOMPSON DRAW IMPROVEMENT



Gila County, AZ

DRES

2003-014938

Page: 1 of 19
08/26/2003 10:58A
27.00

Recorded at the request of and
When recorded, return to:
Thompson Draw Improvement Association
HCR 2, Box 93-X
Payson, AZ 85541

DECLARATION OF COVENANTS,
CONDITIONS AND RESTRICTIONS FOR
THOMPSON DRAW I

This Declaration of Covenants, Conditions and Restrictions for THOMPSON DRAW I (the "Declaration") is made this 26th day of August, 2003 by Thompson Draw Improvement Association, an Arizona non-profit corporation (hereinafter referred to as the "Association") the Owner of the Property.

RECITALS:

A. The Association owns all the Common Areas and all the Lots within Thompson Draw I, which is situated within the County of Gila, State of Arizona (the "Property") and more particularly described as:

Lots 1 through 38, inclusive, and Tracts A1 through A-16 and B, Thompson Draw I, according to plat recorded in Map No. 745 A through F, in the office of the County Recorder of Gila County, Arizona.

B. The Association desires, for the purpose of enhancing and protecting the value, desirability and attractiveness of the Property and to provide for the maintenance and operation of the Common Areas, to submit the Property to the provisions of this Declaration, which shall be for the benefit of the Property and the Owners of the Property.

NOW, THEREFORE, in consideration of the premises and for the foregoing purposes, the Association does hereby submit the Property to the provisions of this Declaration and declares that the Property and each part thereof is and shall be held, encumbered, built on and otherwise used, improved, maintained, leased, transferred, sold, conveyed, and occupied subject to the covenants, conditions, restrictions, reservations, easements, charges and liens hereinafter set forth, which shall (i) attach to and run with the land, (ii) be binding on the Property and all Owners, Lessees and other parties having, acquiring or otherwise at any time possessing any



right, title or interest in or to the Property or any part thereof, (iii) inure to the benefit of said Owners, Lessees and other parties, (iv) be for the purpose of establishing a general plan for the improvement and development of the Property as an attractive and exclusive development, and (v) be binding on all Owners, Lessees and other parties having, acquiring or otherwise at any time possessing any right, title or interest in or to the Property.

ARTICLE 1

DEFINITIONS

When used in this Declaration (including in that portion hereof entitled "Recitals") the following terms shall have the meaning indicated:

- 1.1 Architectural Review Committee shall mean and refer to the committee established pursuant to Article 3 hereof.
- 1.2 Articles or Articles of Incorporation shall mean and refer to the instrument entitled "Articles of Incorporation of Thompson Draw Improvement Association" which is filed with the Arizona Corporation Commission, as they may be amended from time to time.
- 1.3 Association shall mean and refer to Thompson Draw Improvement Association, the Arizona nonprofit corporation which was created by the filing of the Articles.
- 1.4 Bylaws shall mean and refer to the Bylaws of the Association, as they may be amended from time to time.
- 1.5 Common Area or Common Areas shall mean and refer to all portions of the Property owned by the Association for the common use and enjoyment of the Owners, and shall include:
 - (a) Tracts A through A-17 and B, as described on the Plat.
 - (b) All easements over portions of the individual Lots reserved for common use as utilities.
 - (c) All installations, equipment, and lines, if any, now or hereafter located on, over, or under Lots 1 through 38 and connected with or related to the furnishing of utility services such as water, and which are not owned by or dedicated to a governmental or quasi-governmental authority or public or private utility company.
- 1.6 Declaration shall mean and refer to this Declaration of Covenants, Conditions and Restrictions, as the same may be modified, amended or supplemented in accordance with law and the provisions hereof.



- 1.7 Eligible Mortgagee shall mean and refer to a Mortgagee which has requested notice of certain matters from the Association in accordance with Section 6.10.
- 1.8 Improvement shall mean each and every change, alteration or addition of any kind whatsoever to any portion of the Property, including, but not limited to, any excavation, grading, fill work, building, structure, walkway, driveway, road, parking area, wall, fence, utility installation, aerial, antenna, drainage facility, stair, patio, courtyard, pool, sign, or landscaping of any and all components of any of the foregoing (including, but not limited to, exterior paint, texture, color and finish scheme) and any and all modifications or alterations of or additions to any of the foregoing.
- 1.9 Lessee is a person(s) using a residence with consent of the Owner with payment of compensation for such use.
- 1.10 Lot shall mean and refer to any of the separately numbered and individually described parcels of land shown on the Plat as Lots 1 through 38 and intended for private use and ownership, which the Association shall convey to the individual owners.
- 1.11 Member shall mean and refer to every person who holds membership in the Association.
- 1.12 Mortgage shall mean and include both a first mortgage on any Lot or a first deed of trust on any Lot.
- 1.13 Mortgagee shall mean and refer to a mortgagee under a first mortgage on any Lot and a beneficiary under a first deed of trust on any Lot.
- 1.14 Owner or Owners shall mean and refer to (i) the record Owner, whether one (1) or more persons or entities, of equitable or beneficial title in fee simple (or legal title if same has merged) to any Lot, or (ii) the purchaser or purchasers of such Lot under an agreement for sale or contract to purchase as set forth in Arizona Revised Statutes Section 33-741 et. seq. The foregoing does not include persons or entities who hold an interest in a Lot merely as security for the performance of an obligation, or a Lessee of an Owner, or a purchaser or vendee under an executory contract of sale which has not been fully consummated with a deed to the purchaser recorded in the office of the County Recorder of Gila County, Arizona.
- 1.15 Plat shall mean and refer to the plat of the Property recorded in Map No. 745 A through F, in the office of the County Recorder of Gila County, Arizona.
- 1.16 Property shall mean and refer to the tract of real property described in Recital A of this Declaration.
- 1.17 Residence shall mean and refer to a house or similar structure located on a Lot which is designated and intended for human occupancy.



1.18 Social Guest is a person(s) using a residence with the consent of the owner without compensation.

ARTICLE 2

USE RESTRICTIONS

2.1 Use Restrictions. The Property shall be held, used, enjoyed and conveyed subject to the following express Covenants, Conditions and Restrictions:

2.1.1 Private Residential Use. Lots shall be occupied and used by the respective Owners thereof solely for private single family residential use of the Owner, his family, Lessees and Social Guests and for no other purposes. No business activities of any kind whatsoever shall be conducted upon any Lot or within Improvements located thereon, except that an Owner may conduct a business activity within a Residence so long as it does not detract from the residential character of the Property and:

- (a) the existence or operation of the business activity is not apparent or detectable by sight, sound or smell from outside the Residence;
- (b.) the business activity conforms to all applicable zoning ordinances or requirements applicable to the Property;
- (c) the business activity does not involve frequent or annoying traffic by persons coming on the Property who do not reside in the Property or the door-to-door solicitation of other residents of the Property or the display of commercial signs;
- (d) the business activity is consistent with residential use, does not constitute a nuisance or hazardous or offensive use or threaten security or safety of other residents of the Property.

The Board of Directors shall have the sole discretion to determine whether, in a particular case, the use of a Lot violates the provisions of this Section. If the Board of Directors determines that use of a Lot violates this Section, it shall have the authority to require that the use in question cease immediately.

The leasing of a residence by the Owner thereof shall not be considered a trade or business within the meaning of this Section. The Board of Directors may enact rules and regulations governing leasing of residences, the breach of which may subject the Owner of the applicable Lot to fines, liens or other sanctions as determined by Board. Any lease shall be in writing with a term of not less than six (6) months and a copy thereof shall promptly be furnished to the Secretary of the Association. The Lessor shall furnish any occupant with a copy of this Declaration of Covenants, Conditions and Restrictions, as may be amended from time to time, a current copy the Bylaws of the Association and a current copy of any Rules and Regulations that



have been adopted by the Board of Directors or the Association.

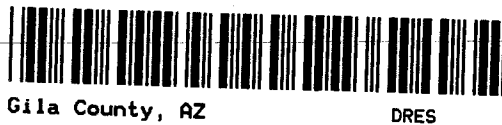
The Lessee must comply with all of the (a) Conditions, Covenants and Restrictions, (b) Bylaws and (c) Rules and Regulations of the Association. All occupants shall comply therewith.

2.1.2 Water Conservation. Inasmuch as the Association is currently dependent upon a single well for its water supply and the well may not be able to supply all the water needed from time to time, the Owners will exercise as much water conservation as possible and refrain from wasteful usage. The Board of Directors shall have the authority to restrict the usage of water which it deems to be wasteful by any Owner and to levy reasonable fines against Owners who themselves, or by their guests, invitees or Lessees, are repeat offenders.

2.1.3 Buildings and Structures. All buildings or structures erected or hereafter erected on the Lots shall be of new construction and no building or structure shall be moved from other locations onto a Lot. Not more than one (1) single-family structure and two (2) auxiliary buildings such as a carport, garage or storage shed may be erected on any individual Lot. The largest auxiliary building shall not exceed the approximate size of a two (2) car garage, said structure may contain sleeping quarters, without kitchen facilities, for temporary use. If there is a second auxiliary building it shall not exceed the approximate size of a one (1) car garage. Any auxiliary building shall be located as close to the main building as practical, subject to the approval of the Architectural Review Committee. Mobile, prefab or modular homes may not be affixed as a permanent structure.

2.1.4 Temporary Structures, Mobile Homes, etc. No house trailer, mobile home or motorized mobile home shall at any time be placed upon, stored or lived in on any Lot for a period to exceed fourteen (14) days in any thirty (30) day period; provided, however, that the Board of Directors may grant such permission for a period not to exceed four (4) months while an Owner is actually constructing a permanent Residence. This restriction does not apply to pick-up trucks with camper shells or minivans which are a primary source of transportation. Power generators are not to be operated, except during an emergency. Under no circumstances shall any vehicle, mobile home or other structure be placed upon, lived in or stored on any portion of the Common Area. The Board of Directors or its designated officer or agent shall have the right and power to enter upon any Lot or portion of the Common Area for the purpose of removing any house trailer, mobile home, motorized mobile home or other structure existing in violation of this section, and all costs incurred shall be charged against the Owner by invoice and such charge shall constitute and be made a lien on the Lot of the Owner and may be foreclosed in the same manner as an assessment lien.

2.1.5 Plumbing Facilities. With the exception of gray lines, all plumbing shall be of the modern inside type, connected below the surface of the ground to a septic tank with an adequate leach drainage line below the surface or to an approved sewer line. Gray lines are permissible for drainage of waste wash water, but their installation must comply with the regulations promulgated by Gila County, Arizona. A sump arrangement must be provided to allow such waste water to properly leach into earth below ground.



2.1.6 Electrical Equipment. All electrical equipment and facilities installed and operated shall conform to the National Electric Safety Code and the electrical code of Gila County, Arizona. Applicable electrical equipment must have been approved by the Underwriters Laboratory.

2.1.7 Gas Equipment. All propane or other liquefied-petroleum-gas equipment shall be installed and operated in accordance with the laws and regulations of Gila County, Arizona.

2.1.8 Fences. No fences shall be erected around or within any Lot in excess of a 1000 square feet area per Lot. Fence type, size and location must comply with the Bylaws and are subject to the approval of the Architectural Review Committee. Common Areas must not be blocked and access must be visible from outside the fence. Natural materials must be used for erosion control.

2.1.9 Drainage. No Owner or Resident shall interfere with or obstruct the natural drainage pattern over his Lot such that it is diverted to flow over any other Lot. Within an Owner's Lot, reasonable measures for erosion control are permissible.

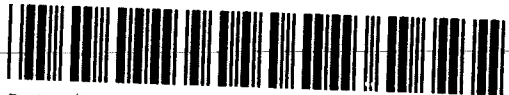
2.1.10 No Subdivision. No Lot shall be subdivided or split into smaller Lots or parcels.

2.1.11 Set-Back Requirements. From the date hereof no structure shall be erected on any Lot within fifteen (15) feet of all Lot lines, provided, however, that the setback requirements herein provided may be amended or modified by the Board of Directors, upon written application by any Owner, where the Board determines that the set-back requirements would work an undue hardship or where a variation thereof would be in the best interest of the Lot Owner and the Association as a whole. In no case shall setbacks violate the minimum requirements of Gila County, Arizona, without variance approval from Gila County, as well as approval from the Board of Directors.

2.1.12 Exterior Improvements.

(a) All structures shall be designed and constructed to be consistent and blend with the rustic forest environment of the surrounding area. Exterior roofing, stains, paint, etc., shall be selected to conform to this philosophy, all as more particularly set forth in the Bylaws or rules of the Architectural Review Committee.

(b) No Exterior Improvement of a temporary or permanent character shall be commenced, erected, altered or maintained, until the plans showing the nature, kind, shape, color, height, materials, floor plans and location of such Exterior Improvement or proposed alteration, modification or addition of or to an existing Improvement shall have been submitted to the Architectural Review Committee and approved by the Board of Directors, and a copy thereof, as finally approved, lodged permanently with the Association. Requests submitted during a month will receive a response by the end of the following month. Failure to respond



within this time period shall constitute approval of the request. The Board shall not unreasonably withhold approval of any plans and rejection of any plans must be based on reasonable judgment as to the effect that said changes and alterations will have on the Property as a whole. The Board shall have the right to refuse to approve any such plans, or grading plans, which are not suitable or desirable, in its opinion, for aesthetic or any other reasons, and in so passing upon such plans, or grading plans, it shall have the right to take into consideration the suitability of the proposed Exterior Improvement and of the materials of which it is to be built on the Lot upon which it is proposed to be built, the harmony thereof with the surroundings and the effect of the Exterior Improvement as planned on the outlook from the adjacent or neighboring property. All subsequent additions to or changes such as stemwalls, foundations or roofing material or alterations, including but not limited to painting of exterior surfaces of any building, wall or other structure other than natural wood staining or natural wood color, shall be subject to the prior approval of the Board. Re-roofing or re-painting with approximately the same materials or color, as previously existed, shall not require review of the Board of Directors or the Architectural Review Committee.

(c) Although the Board of Directors shall have final approval authority over all plans for Exterior Improvements, the Board shall refer said plans to the Architectural Review Committee for evaluation and shall be guided by the recommendations of the Architectural Review Committee.

(d) If plans for Exterior Improvements are disapproved, the specific reason or reasons for disapproval shall be communicated in writing to the Lot Owner(s) who submitted them. Said Lot Owner(s) may then revise the plans to remedy the stated reasons for disapproval and resubmit said plans to the Board of Directors for further review. Alternately, if said Lot Owner(s) disagree with any or all of the stated reasons for disapproval, the Lot Owner(s) may request and shall be granted a hearing with the Board of Directors and the Architectural Review Committee whereby the areas of disagreement may be clarified and resolved. The Board of Directors and the Architectural Review Committee shall give full and reasonable consideration to the information presented by the Lot Owner(s) in support of their position. However, final authority to approve or disapprove rests with the Board.

(e) Any plan approved by the Board of Directors shall be submitted for approval by the Owner(s) to appropriate agency of Gila County, if required by Gila County. No request for approval shall be presented to Gila County unless there has been prior approval by the Board of Directors.

(f) Any approval of plans and specification shall be evidenced by a certificate signed by at least a majority of the Board of Directors. Said approval shall then be irrevocable and not subject to withdrawal or change by the Board of Directors. Such certificate may be conclusively relied upon by all parties including, but not limited to, any Lot Owner(s), any title insurance company and any Mortgagee taking any Lot as security.



2.1.13 Livestock and pets.

(a) Pets. Household pets must not be for breeding purposes, present a health or safety hazard to residents of the Property or their guests. Dogs shall be restrained by a fence or on a leash or similar restraint when not on an Owner's property and must be under Owner's control at all times.

(b) Livestock. No cattle, sheep, goats, pigs or other livestock or poultry may be kept, boarded or maintained on any portion of the Property, provided, however, this restriction shall not be construed as prohibiting the keeping of ordinary domestic pets or birds upon the Property.

One to three horses may be kept on an Owner's Lot on a temporary, intermittent basis only, no more than seven (7) consecutive days, not to exceed fourteen (14) days in any year and only for the use of the Owner and the Owner's family and guests. Horses may be ridden on the Property for ingress and egress only. The Owner shall be responsible for the maintenance of his Lot so as to avoid dust, noise, pollution or nuisance to other Owners. All corrals to keep horses shall not exceed twelve (12) feet by twelve (12) feet and shall exist only when horses are in residence. Trailers and other related equipment shall be located on an Owner's Lot only and not the Common Area. Horse manure left on the Property shall be promptly removed by the horse owner/user. The Board of Directors shall have the authority to levy reasonable fines against Owners who themselves, or by their guests or other invitees are repeat offenders. These fines may become liens if not timely paid in the same manner as other sums which become past due to the Association. If the foregoing action is unsuccessful in correcting reasonable objections of the Board of Directors to the presence of horses on a Lot, the Board of Directors shall have the authority to revoke this privilege from a specific Owner after notice to the Owner and a hearing before the Board of Directors on the matter.

2.1.14 Motor Vehicles.

(a) Recreational vehicles or vehicles of a class generally considered to be for recreation purposes, including, but not limited to, motorcycles, motorbikes, tote-goats, dune buggies, trail bikes, all-terrain vehicles and go-carts may be used for transportation purposes only for ingress, egress and maintenance work upon the roadways. All such vehicles shall be properly baffled or muffled and operated by an adult or under adult supervision. The riding of such vehicles shall not be frequent or repetitive so as to cause dust, noise or other similar nuisance. The Board of Directors shall have the authority to levy reasonable fines against Owners who themselves, or by their guests or other invitees, are repeat offenders. These fines may become liens if not timely paid, in the same manner as other sums which become due to The Association.

(b) Handicapped or special needs individuals may petition the Board to receive an exception to the matters set forth in (a) above.



(c) No motor vehicle which is under repair or not in operating condition, shall be placed or permitted to remain on the roadway(s) or any portion of the Property, unless it is within an enclosed garage or other structure.

2.1.15 Firearms and Fireworks. The discharge of any firearm, airgun or similar weapon is prohibited on any portion of the Property except in self defense. The use or storage of any and all types of fireworks, rockets, sparklers or similar item is prohibited on any portion of the Property.

2.1.16 Hunting. The shooting, trapping, snaring or hunting of any form of animal or bird wildlife is prohibited on any Lot or Common Area except where it is necessary to protect life, or where prior written permission has been obtained from the Board of Directors.

2.1.17 Signs, Nuisances. No advertising signs, except one (1) "For Sale" sign per Lot, not to exceed five (5) square feet, billboards, unsightly objects or nuisances shall be erected, placed or permitted to remain on any portion of the Property, nor shall the Property be used in any way or for any purpose which may endanger the health of any person or unreasonably disturb the peaceable use and enjoyment of the Property.

2.1.18 Lot Identification. Each Lot Owner shall display his Lot number in a size and position which is easily visible from the road. Lot identification signs shall be of simple rustic design and state name and Lot number.

2.1.19 Fire Protection. For the purpose of fire protection, each Lot Owner shall at all times maintain his Lot clear from hazardous materials or of hazardous vegetative growth at least thirty (30) feet around any structures, and shall install and maintain a garden hose outlet on the exterior of any structure on a Lot so as to permit hose stream protection for all sides of a structure and roof. Spark arresters shall be installed and maintained at all times on any chimney. Roofs, rain gutters, chimneys and stove pipes shall be kept reasonably clear of flammable debris, and tree branches which overhang chimneys and stove pipes shall be removed. Branches which may chaff against power lines shall be removed. Annually, each Lot Owner shall clear all readily burnable vegetation such as dried grass, pine needles, dead brush and dead small trees from an area approximately thirty (30) feet in distance from each side of any structure, or to the Lot boundary if the distance to the boundary is less than thirty (30) feet. Coals and ashes from fireplaces, etc., shall be stored in fire-safe metal containers and disposed of in an approved sanitary landfill. Each Lot Owner shall be bound by any additional fire protection rules or regulations, including removal of dense trees and shrubs, which may be issued by the Board of Directors or any governmental agency.

2.1.20 Tree Clearance. Except for dead, leaning or diseased trees, clearance necessary for forest health, construction, access road, fire protection or building, no trees or other vegetation may be removed from any portion of the Property without prior approval of the Board of Directors.