

Exhibit "C"

PROTECTIVE COVENANTS

1. No parcel shall be divided into less than three (3) acres in area and no such three-acre parcel shall therefore be re-divided. No structure, other than the residential structure and storage buildings, shall be built on each parcel here in conveyed.
2. The dwelling house shall contain a minimum of 1,000 square feet heated area.
3. All building constructed on the above described premises shall be of permanent building materials constructed in accordance with the International Building Code. No building shall be covered with sheet metal, tar paper or sheeting board as the finished surface or used as a permanent building. All buildings and other structures shall be completed within one year from the date construction commences.
4. A mobile home shall contain a minimum 900 square feet with the exterior attractive and in good condition. A mobile home placed on the property shall be constructed to meet the standards of the International Building Code, with a shingled roof and with skirting provided around the exterior. No mobile home shall be allowed on the property that is more than six years old from closing date in which this property was purchased from DOUBLE A FIREWOOD, INC., a Mississippi corporation, d/b/a DESOTO LAND & TIMBER. No mobile home shall be allowed on the property until it has been inspected and approved by a representative of DOUBLE A FIREWOOD, INC., a Mississippi corporation, d/b/a DESOTO LAND & TIMBER.
5. All buildings shall be set back at least 50 feet from the street or road right-of-way; 25 feet from the rear property line and 25 feet from the side property lines.
6. All mail boxes must be placed a minimum of 8 feet from the road's edge.
7. No offensive or noxious activity shall be carried on upon this parcel or shall anything be done thereon which may become an annoyance or nuisance to the neighborhood or the adjoining property owners.
8. No junk yards shall be established on the property and a junk yard is to be described as an accumulation of two or more inoperative automotive type vehicles, automobiles and/or trucks, nor shall there be any accumulation of scrap iron, junk or trash.
9. Dogs, cats or other common domestic animals may be kept provided that they are not kept, bred or maintained for commercial purposes. Large animals shall be allowed on the property, not exceeding more than one per acre. Large animals are defined as: sheep, goats, cows, calves, mules, and horses. No swine allowed.
10. All buildings used for a residence shall have a proper sewage system as would meet the minimum requirements of the State Health Department or other qualified professional.
11. These covenants are to run with the land and shall be binding upon all parties. The only method that these covenants can be altered is for DOUBLE A FIREWOOD, INC., A Mississippi Corporation, d/b/a DESOTO LAND AND TIMBER, or its designees, to join in on any amendments, modifications or changes to said covenants, and upon agreement, all additions or deletions shall be binding on all property openers and on any and all conveyances.