

Bellamy Plantation		Bellamy Plantation at Jackson Farm	
Section	Restriction	Section	Restriction
1	Residential purpose, building restrictions (buildings, fence, shed other structures) must be approved	1	Residential purpose, building restrictions (buildings, fence, shed other structures) must be approved
2	Only single family homes 2 1/2 stories max height, no apartments.	2	Only single family homes 2 1/2 stories max height, no apartments.
3	Easement rights	3	Easement rights
4	Noxious or offensive activity	4	Noxious or offensive activity
5	Trailers, tents, shack, garage, barn etc. use as a residence, temp or perm, unless approved and in harmony with existing structures	5	Trailers, tents, shack, garage, barn etc. use as a residence, temp or perm, unless approved and in harmony with existing structures
6	Pets (2 max)	6	Pets (2 max)
7	Size 2,000 sp. Ft. for 1 story and 2,200 sq. ft. for 2 story	7	Size 1,700 sp. Ft. for 1 story and 2,000 sq. ft. for 2 story
8	Fence restrictions; height 6' material (split rail board on board or stockade. (chain link, steel and barbed wire specifically prohibited). No outside stairway to any second floor, No antennas affixed to exterior and yard maintenance.	8	Fence restrictions; height 6' material (split rail board on board or stockade. (chain link, steel and barbed wire specifically prohibited). No outside stairway to any second floor, No antennas affixed to exterior and yard maintenance.
9	Oil and fuel tanks shall be buried, no barrel or tank shall be permitted in an exposed place	9	Oil and fuel tanks shall be buried, no barrel or tank shall be permitted in an exposed place
10	Signs	10	Mail box design, signs
11	Trash cans and garbage	11	Trash cans and garbage
12	Driveway design (drainage issues)	12	Driveway design (drainage issues)
13	Builders rights to alter or release said restrictions	13	Builders rights to alter or release said restrictions
14	Prosecution or restriction violations	14	Prosecution or restriction violations
15	No motor vehicle repair shall be visible from sidewalk or adjacent property	15	No motor vehicle repair shall be visible from sidewalk or adjacent property
16	Building distances from lot boundaries	16	Building distances from lot boundaries
17	No commercial trucks or vehicles which includes special licensed (boat trailers and recreational vehicles are prohibited) or which bears signs or has any printed reference to commercial undertaking or enterprise shall be parked in front of the dwelling	17	No commercial trucks or vehicles which includes special licensed (boat trailers and recreational vehicles are prohibited) or which bears signs or has any printed reference to commercial undertaking or enterprise shall be parked in front of the dwelling
18	No modular or completed building shall be placed on any site without approval.	18	No modular or completed building shall be placed on any site without approval.
19	No clothes lines or drying yards shall be permitted unless concealed	19	No clothes lines or drying yards shall be permitted unless concealed
20	Solar collectors and antennae etc. shall not be visible from the street in front of subject dwelling	20	Satellite dishes and exterior antennae are prohibited. Solar collectors shall not be visible from the street in front of subject
21	Crawl space construction is required for living space of a dwelling, slab is only permitted for garages.	21	Crawl space construction is required for living space of a dwelling, slab is only permitted for garages.
22	Declaration to the contrary...builder, purchaser developer reserves rights	22	Declaration to the contrary...builder, purchaser developer reserves rights
23	Length of original restrictions and renewal of, changes and modifications clause.	23	Length of original restrictions and renewal of, changes and modifications clause.
24	Invalidation of any restriction shall have no effect any of the other provisions which remain in full force.	24	Invalidation of any restriction shall have no effect any of the other provisions which remain in full force.