

Map Book 4,
Page 123.

MAP OF

Filed: 30 March, 1964

VETERANS SHORES SUBDIVISION,
in the East 1/2 of the East
1/2 of Section 8, T 3 S, R 9
W, Colbert County, Alabama.

Tom W. Clay, Registered Surveyor, Alabama Registration No. 1542, certifies on the 10th day of August, 1964, that the plat is a true and correct plat of "VETERANS SHORES SUBDIVISION" made from a true and correct survey made by him in July, 1964, and shows the relation to the United States Government Survey.

The undersigned officials of the Thomas G. Karg Post 4919, Veterans of Foreign Wars of The United States, Inc., as owners of the property mapped, platted and designated as "VETERANS SHORES SUBDIVISION" accepts and expressly adopts said map and plat on the -- day of August, 1964, as an official record of the same, and in consideration of the respective benefits to accrue to said corporation, its successors and assigns, does grant and convey to the public, all roads in said subdivision and to the Company or Corporation that installs utilities such as electricity, gas, water and telephone, such privileges for the installation and maintenance of such utilities or services over and under the respective rights-of-ways including the right to cut and clear trees, or parts of trees or other objects that may injure or endanger overhead lines.

Attest: Leland H. Davis,
Adjutant.

(signed) Thomas G. Llewellyn,
Commander.

Lonnie Johnston,
Trustee.

Leland H. Davis,
Trustee.

Lee Haynes,
Trustee.

Joint general acknowledgment of the Officials for the Thomas G. Karg Post 4919, Veterans of Foreign Wars of The United States, Inc., owners of the property, on 20th August, 1964, before Harry J. Huddleston, Notary Public, Colbert County, Alabama. (seal)

STATE OF ALABAMA)
COLBERT COUNTY)

Book 282
Page 580
Filed: 30 Mar 65

PROTECTIVE COVENANTS

Thomas G. Karg Post 4919, Veterans of Foreign Wars of the United States, Inc., a Corporation, owner of all the property embraced in the subdivision shown on the map and plat prepared by Tom W. Clay, Registered Surveyor, known and designated as "Veterans Shores Subdivision" situated in Section 8, Township 3 South, Range 9 West, Colbert County, Alabama, and recorded in the Office of the Judge of Probate of Colbert County, Alabama, in Map Book 4, Page 123, hereby imposed on all of the lots provided in said plat the following covenants and building restriction, to-wit:

1. Said lots shall be used for residential purposes only and no building shall be erected, altered, placed or permitted to remain on said lots other than one detached, single family dwelling not to exceed two stories in height and a private garage for not more than three cars and a boathouse. No garage or other structure shall be erected nearer the front line of the lot than the rear line of the main dwelling.
except boathouses
2. No residential structure shall be erected or placed on any building plot consisting of less than one full lot, as shown on the said subdivision, and not more than one residence shall be erected on any lot.
3. No dwelling or garage shall be located nearer than ten feet to any side lot line.
4. No dwelling shall be built on said lot at a cost of less than \$6,000.00 based on building costs prevailing on this date, it being the intention of the parties to this deed that any dwelling built on said lots shall be of a quality of workmanship and materials and shall be of a size which could have been produced on the date of this deed for the stated minimum.
5. No structure of a temporary character, trailer, tent, shack, garage or basement or other outbuilding shall be used on said lots for residence purposes at any time after April 1, 1965, it being the intention of the parties hereto that any such temporary living quarters may be used during the construction of a residence on said lots, however, but for no longer period of time than it reasonable takes to build said residence.
6. No sign of any kind shall be displayed to public view on a lot except one sign of not more than five square feet advertising the property for sale or rent.
7. No animals or live stock of any kind shall be kept on said lots except dogs, cats or other household pets, provided they are not kept for any commercial purpose.
8. No lot shall be used as a dumping ground for trash, rubbish or other waste.
9. An easement is reserved over the rear five feet of each lot for the installation and maintenance of public utilities such as water, electricity, sewers, telephones, and the like.

The restrictions and covenants set forth herein shall run until April 1, 1985, at which time they will be automatically extended for successive periods of ten years unless by the agreement of a majority of the then owners of lots in said subdivision it is agreed to discontinue or change the said restrictions and covenants, in whole or in part.

IN WITNESS WHEREOF, the said Thomas G. Karge Post 4919, Veterans of Foreign Wars of the United States, Incorporated, has caused this instrument to be executed in its name and behalf by and through its Post Commander and its Trustees and to be attested by its Post Adjutant on this the 30th day of March, 1965 and its seal to be affixed hereto.

THOMAS G. KARGE POST 4919
VETERANS OF FOREIGN WARS OF
THE UNITED STATES, INC.

BY: Thomas G. Shewell
ITS POST COMMANDER

BY: Leland H. Davis

Lee S. Payne

Lennie Johnson
TRUSTEES

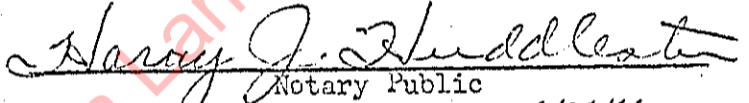
ATTEST:

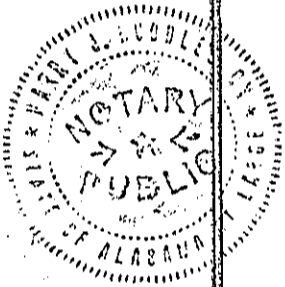
Leland H. Davis
ITS POST ADJUTANT

STATE OF ALABAMA)
)
COLBERT COUNTY)

I, Harry J. Huddleston, a Notary Public in and for said county in said State, hereby certify that Thomas G. Llewellyn whose name as Post Commander and Leland H. Davis, Lee D. Haynie and Linnie Johnson whose names as Trustees of Thomas G. Karge Post 4919 Veterans of Foreign Wars of the United States, Inc., a Corporation, are signed to the foregoing conveyance and who are known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, they, as such officers and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand this the 30th day of March, 1965.


Notary Public
My Commission Expires : 6/25/66



STATE OF ALABAMA)
COLBERT COUNTY)

Book 284
Page 520
Filed: 14th July, 1965.

ADMENMENT TO PROTECTIVE COVENANTS

Thomas G. Karg Post 4919 Veterans of Foreign Wars of the United States, Inc., a Corporation, owner of all the property embraced in the subdivision shown on the map and plat prepared by Tom W. Clay, Registered Surveyer known and designated as "Veterans Shores Subdivision," situated in Section 8, Township 3 South, Range 9 West, Colbert County, Alabama, and recorded in the Office of the Judge of Probate of Colbert County, Alabama in Map Book 4, Page 123, having heretofore imposed its protective covenants and building restrictions on said lands by instrument dated the 30th day of March, 1965 and filed for record on the 30th day of March, 1965 in Deed Book 282, Pages 580-582, inclusive in the Office of the Probate Judge of Colbert County, Alabama does hereby amend said protective covenants heretofore filed by deleting paragraphs numbered one (1) and six (6) and declaring the same to be null and void and substituting in lieu thereof the following:

1. Said lot shall be used for residential purposes only and no building shall be erected, altered, placed or permitted to remain on said lot other than one detached, single family dwelling not to exceed two stories in height and a private garage for not more than three cars and a guesthouse for private use only not to be rented for personal gain. No garage or other structure shall be erected nearer the front line of the lot than the rear line of the main building except wellhouse, boathouse, or guesthouse.

6. No sign of any kind shall be displayed to public view on said lot except a sign of not more than five square feet advertising the property for sale or rent, signs for posting and name or ownership sign.

The restrictions and covenants set forth herein, shall run until April 1, 1985, at which time they will be automatically extended for successive periods of ten years unless by agreement of a majority of the then owners of lots in said subdivision it is agreed to discontinue or change the said restrictions and covenants, in whole or in part.

IN WITNESS WHEREOF, the said Thomas G. Karg Post 4919 has caused this instrument to be executed in its name and behalf by and through its Post Commander and its Trustees and to be attested by its Post Adjutant on this the 14th day of July, 1965, and its seal to be affixed hereto.

THOMAS G. KARG POST 4919,
VETERANS OF FOREIGN WARS OF
THE UNITED STATES, INCORPORATED

BY: Lorris M. Sheehy
Its Post Commander

BY: John H. Campbell

Leland H. Francis

Arley Paulsen
Trustees

ATTEST:

Thomas W. Pfeiffer
Its Post Adjutant

May 1, 1965

We, the undersigned, property owners in Veterans Shores Subdivision, In The East $\frac{1}{2}$ of the East $\frac{1}{2}$, Section 8, T3S, R9W, Colbert County, Alabama agree to change the following restrictions to read as follows:

1. Said lot shall be used for residential purposes only and no building shall be erected, altered, placed or permitted to remain on said lot other than one detached, single family dwelling not to exceed two stories in height and a private garage for not more than three cars and a guesthouse for private use only not to be rented for personal gain. No garage or other structure shall be erected nearer the front line of the lot than the rear line of the main building except wellhouse, boathouse, or guest house.

2. No sign of any kind shall be displayed to public view on said lot except a sign of not more than five square feet advertising the property for sale or rent, signs for posting and name or ownership sign.

All other restrictions remaining the same making a total of nine (9) in all.

1. Mrs. Thomas V. Lloyd ^{lot 9} John H. Campbell } Lot 5
Bonie E. Campbell }
2. (Lillian M. Moore) ^{lot 10} 13. Paul J. Kimbrough } Lot 20
(Virginia L. Moore) 14 James W. Johnson } Lot 20
3. (Tom W. Eddy) ^{lot 17}
(Mrs. O. W. Clay)
4. 5. Willard Craft & Juanita L. Craft } Lots 14+
6. Raymond E. Craft & Rose E. Craft } Lot
(Mrs. R. Welborn)
7. (Raymond J. Welborn) ^{lot 8}
8. (Wm. Bradford) }
(Kathy Bradford) ^{lot 3}
9. (Clyde H. Williams & Evelyn B. Davis) ^{lot 1}
10. (Th. Johnson Lot # 18) Mary Frances Johnson }
11. Mattie Manley and Louis Manley ^{lot # 7}

Signed hereto, being majority of property owners in said subdivision.

Book 29,
Page 1.

W. H. Gargis,
& wife, Mary Sue,

-TO-

United States of
America.

WARRANTY

Dated 10th, Sept., 1918.

Cons'dn: \$3233.50 paid.

Filed 18th Feb., 1919.

CONVEYS:-

The perpetual right and easement to permanently flood by means of the erection of Dam Number Two across the Tennessee River that part of the following described land situated in Colbert County, Alabama, lying and being below the 515 foot contour as referred to the precise level survey made by the United States Engineers in 1895 as described in the report of the Chief of Engineers, United States Army, for the year ending June 30th, 1896, and which 515 foot contour was actually staked out on the ground by the survey made by the United States Engineers in 1915, under the direction of Major H. Burgess, Corps of Engineers, United States Army, and as specifically defined in the map or plat hereto attached by reference incorporated herein, to-wit:

3 acres in the NE $\frac{1}{4}$ of NE $\frac{1}{4}$, Sec. 17, Tp. 3, located:

Commencing at NW corner and measures 16 rods east; thence South 30 rods; thence West 16 rods; thence North 30 rods to starting point, containing 3 acres and 55 rods; also SE $\frac{1}{4}$ of SE $\frac{1}{4}$ of Sec. 8, Tp. 3, being 40 acres; also 22 acres on West side of NE $\frac{1}{4}$ of SE $\frac{1}{4}$ of Sec. 8, Tp. 3; also 23 acres on West side of SE $\frac{1}{4}$ of NE $\frac{1}{4}$ of Sec. 8, Tp. 3; also NW $\frac{1}{4}$ of NE $\frac{1}{4}$ of Section 8; being in Fractional Township 3; also 2 $\frac{1}{2}$ acres on North side of SW $\frac{1}{4}$ of NE $\frac{1}{4}$ of Sec. 8, Tp. 3, laid off starting point at NE corner and measure 80 rods West and thence South 5 rods; thence East 80 rods; thence North 5 rods to starting point; also 7 $\frac{1}{2}$ acres on East side of the SW $\frac{1}{4}$ of NE $\frac{1}{4}$ of Section 8, Tp. 3, located: Start at SE Corner and measure North 75 rods and thence West 16 rods; thence South 75 rods and thence East 16 rods to starting point, all of said land in Range 9 West, containing 115 acres, be it the same, more or less: also the East

Half of the North East 1/4 of Section 17, Township 3, Range 9 West, less 3 acres in the NW corner, containing 77 acres, the number of acres lying below said contour being 64.67.

Together with the right to go upon the land lying and being below the said 515 foot contour from time to time as occasion may require and remove therefrom the timber and other natural growth, and any obstruction, growths, accumulations, brush, trash, filth and any other thing which in any way interferes with or tends to render inaccessible, unsafe, or insanitary any part of the slack water pool created by said Dam, or the margin thereof, or any plant to be erected upon said land, the grantors reserving the right, however, to remove the timber, minerals buildings and improvements therefrom and to use the said lands so far as may be done without interfering with the easement and rights hereby conveyed to the grantee.

No Witnesses:

(Signed) William H. Gargis,

Mary S. Gargis.

Joint general acknowledgment and separate acknowledgment of wife, on 16th Sept., 1918, before O. L. Hennigan, Notary Public, & Ex-Officio Justice of the Peace, Colbert County, Alabama. (Seal).

(MAP recorded on page 3.)