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I, _____, have read and understand

(Please print name)

Article VIII, Protective Covenants of Forbes Lake of the Ozarks Park. All questions I had were answered to my satisfaction.

Signature _____ Date _____

Address: _____

City: _____ State: _____ Zip Code: _____

Phone: _____

Email: _____

You can also visit our website, <http://www.forbesloa.net>, for more information.

ARTICLE VIII
PROTECTIVE
COVENANTS

The following restrictions, conditions and covenants, collectively called "Protective Covenants," are imposed upon all the Lots and Common Areas, without limiting or altering the provisions of Article VII, except that items (h) through (k) and item (s) shall not apply to the existing structures on the lots described in Exhibit C, attached hereto and made a part hereof:

- (a) All refuse, rubbish, trash, garbage, or waste shall be kept, disposed of or removed in a sanitary manner. All household refuse and rubbish, trash, garbage, or waste shall be kept in closed containers inside a building or other approved enclosure until taken to a disposal place operated or licensed by the proper public authority for such disposal. Non household refuse, rubbish, trash, garbage, or waste, other than dead leaves and fallen limbs, shall not be permitted to remain exposed on a Lot.
- (b) Noxious, obnoxious, noisy, unsightly, or otherwise offensive objects or activities, specifically including vehicle repairs and littering, shall not be permitted nor shall anything be permitted that may be an unreasonable annoyance or nuisance to other Owners.
- (c) Any vehicle, whether self-propelled or not, permitted to remain on any Lot or Common Area shall be kept in a licensed and operable condition. Any vehicle, whether self-propelled or not, shall be parked in such a manner that it is not a nuisance, aesthetically or otherwise, to other Members. A truck larger than three quarter($\frac{3}{4}$) ton rating shall only be kept on a Lot inside an approved building except during any period of authorized construction.¹ A vehicle shall not be parked on that part of any road normally used by vehicles being driven on such road. The provisions of this paragraph shall not apply to Declarant during time of construction of roads.
- {d) Any vehicle requiring its operator to have an operator's license under the laws of the State of Missouri shall be operated only by a person having a valid operator's license.
- (e) Excessively noisy vehicles of any kind, all-terrain vehicles, trailbikes, helicopters, aircraft or motorcycles shall not be used anywhere in Forbes Lake of the Ozarks Park.
- (f) A structure of a temporary or mobile nature, camper truck, travel trailer, camping trailer, other vehicle used or designed for camping, or tent, shall not be placed on a lot except that the Committee may grant a permit
 - (1) for any of the above to be placed on a Lot and used for longer periods of time during construction of a dwelling, diligently pursued, or (2) for vacation camping under the conditions and procedures provided in Article VII hereof.
- (d) No camping is allowed on a Lot. Camping is permitted only in areas designated by the Environmental Control Committee and only under the conditions set by said Committee.
- (e) Lots shall be used for residential purposes only, and no residential building shall be permitted which shall house more than one (1) family. No building shall be erected nearer than thirty (30) feet to any boundary line of any Lot. For the purpose of this covenant, eaves, steps, and open porches shall be considered as a part of the building.
- (f) No single-family residence, exclusive of open porches, garages, carports, and appropriate ancillary

buildings shall be less than one thousand (1,000) square feet in main floor area. No commune, cooperative or similar type of living arrangement shall be permitted anywhere in Forbes Lake of the Ozarks Park.

Building materials shall not be placed on a Lot nor shall foundation work be started for any Improvement unless such Improvement has previously been approved by the Committee. No mobile homes or previously erected homes shall be allowed. Once approval is obtained, such Improvement must be completed within twelve (12) months after building materials are first placed on such Lot or foundation work is begun, whichever occurs first.

- (g) Any tank for the storage of gas or liquid shall be hidden from view of other Lots and the Common Areas.
- All Improvements shall be maintained in such a manner that they do not become unsightly, in disrepair, unsanitary or a fire hazard.
- (m) No kennel or other facility for raising or boarding dogs or other animals for commercial purposes shall be kept in Forbes Lake of the Ozarks Park. No animals of any kind shall be raised, bred, or kept in Forbes Lake of the Ozarks Park except horses and reasonable numbers of dogs, cats or other ordinary household pets. No poultry may be kept in Forbes Lake of the Ozarks Park. No dog shall be allowed to run loose except when accompanied by a person capable of keeping such dog under surveillance and control. Horses will be allowed only with the approval of the Environmental Control Committee, but then only on Lots larger than four (4) acres that have suitable terrain, vegetation, and fencing.
- (n) No guest house, garage, carport, boat house, dock or other outbuilding shall be constructed on any Lot until after commencement of construction of the dwelling house on the same Lot.
- (o) Existing tree lines on all Lots shall not be disturbed or altered, and wherever practicable, all Improvements shall be placed a reasonable distance behind such tree lines as determined by the Committee.
- (p) No tree having a diameter at breast height greater than six (6) inches shall be cut down without prior approval of the Committee.
- (q) No Lot shall be subdivided or partially leased.
- (r) Any outdoor fire shall be made in a receptacle having a properly operating spark screen.⁴ No campfires built on the ground will be allowed. All fireplaces, whether inside a building or outdoors, shall have an operationally approved spark screen covering the top of the chimney. No condition which creates a fire hazard shall be permitted on a Lot.
- (s) No commercial enterprise shall be operated.
- (t) No hunting shall be permitted.
- (u) No firearms, explosives, fireworks, or arrows shall be used, shot or discharged except in such areas as may be designated by the Association for such use, shooting or discharge.
- (v) No explosives shall be used for construction purposes unless such use has been approved by the Committee.
- (w) One professional quality sign of not more than one (1) square foot in area shall be allowed to be displayed for advertising such Lot or Improvement thereon for sale, lease or rent.
- (x) All wells must be drilled in accordance with the standards required by the State of Missouri for this development.
- {y} All septic systems must be constructed according to the standards required by the State of Missouri for this development.
- {z} Only wind, electric and hand-powered craft will be allowed on lakes forty (40) acres or smaller within the development.