

**DECLARATION OF RESTRICTIVE COVENANTS  
NEW RIVER HAVEN SUBDIVISION**

1. No campers nor motor homes may be placed on said lots, however, campers will be permitted on said lots during construction of a dwelling but in no event shall a camper / motor home remain on said lots for more than 12 months from date of settlement on purchase.
2. No junkyards shall be permitted on said lots. All vehicles shall have current state inspection vehicles.
3. No single wide or doublewide mobile homes shall be permitted on said lots.
4. No outside privies (toilets) shall be permitted on said lots except during construction period for the construction crew only.
5. No "on-frame" modular homes shall be permitted on said lots. All modular homes must meet or exceed the same codes and requirements as stick built homes.
6. Homes shall be a minimum of 1000 square feet heated floor space.
7. No swine or poultry. Pets shall be penned or on leash or contained on the owner's property. Horses and/or ponies allowed East of Haven's Nest Lane as approved by the Homeowner's Association.
8. All river frontages will be required to be kept mowed and clear of brush and debris.
9. No four-wheelers except on owner's property, not on common roads or common areas.
10. Golf carts, all terrain vehicles such as Polaris Rangers, Kawasaki Mule, John Deere Gators, Yamaha Rhinos, etc. are allowed.
11. No Hunting of wildlife.
12. All property owners shall be members of the New River Haven Home Owners Association and shall abide by all regulations set forth by the Association.
13. The Homeowner's Association shall be formed within 60 days after auction.
14. Property line and interior fences shall be approved by the Homeowner's Association.
15. Owners of lots shall abide by all ordinances of Grayson County.
16. Lot owners will have the non-exclusive right to use the common area and will share the cost of maintenance, construction and repair with all other users who may have a right to use the common area. The grantor retains the right to use the common area for the benefit of the remaining land of the grantor.

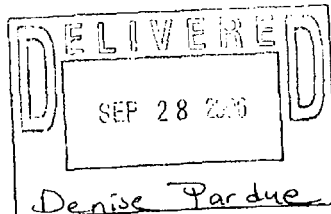
STATE OF Virginia

COUNTY OF Grayson, to-wit:

The foregoing instrument was subscribed, sworn to and acknowledged before me this 28th day of September, 2006, by Glenn S. Dixon.

Glenn E. Reynolds  
Notary Public

My Commission expires: May 31, 2007



INSTRUMENT #060002935  
RECORDED IN THE CLERK'S OFFICE OF  
GRAYSON ON  
SEPTEMBER 28, 2006 AT 03:08PM  
\$150.00 GRANTOR TAX WAS PAID AS  
REQUIRED BY SEC 58.1-802 OF THE VA. CODE  
STATE: \$75.00 LOCAL: \$75.00  
CHARLES T. STURGILL, CLERK

RECORDED BY: DPH