

For Correction See: Plat Bk. 4 p. 181 "slide 91"
of Plat

MILLWOOD ESTATES

RESTRICTIONS

The grantees agree for themselves, their heirs and assigns, as follows:

1. That this lot shall be for residential purposes only and only one residence may be erected thereon. No structure shall be erected, altered, placed or permitted to remain on said lot other than one single family or two family dwelling and one private garage, either attached or separate.
2. No residence shall be located on this lot nearer than Twenty Five (25) feet from the front lot line. No residence or any structure shall be built closer than fifteen (15) feet to either side or rear lot line.
3. The ground floor area of the residence, exclusive of open porches and garages, shall not be less than 800 square feet.
4. Structure shall have brick, stone, or other exterior material.
5. -No noxious or offensive trade or activities shall be carried on upon any lot nor shall anything be done thereon which may be or become an annoyance or nuisance to the neighborhood.
6. No trailer, basement, tent, shack, garage or other out building erected on this lot shall at anytime be used as a residence, temporarily or permanently, nor shall any structure of a temporary character be used as a residence.
7. No poultry, livestock or animals shall be allowed or maintained on any lot, however this may not preclude the keeping of dogs or cats or other household pets, as such, provide futher, that they are not kept, bred, or maintained for any commercial purpose.
8. A perpetual easement is reserved on each lot as shown on the recorded plan for the construction and maintenance of utilities such as gas, electricity, water drainage, etc. and no structure of any kind shall be erected or maintained upon or over said easement fences included.
9. The plans for the residence and proposed location of the residence to be constructed on this lot shall be submitted to the grantors and final approval by the grantors must be obtained before any construction is commenced, and the grantors retain the right to reject the plans and location of the proposed residence even though there is sufficient space to meet the requirements herein.

BY DEVELOPER:

MILLWOOD ESTATES

RESTRICTIONS

10. Paragraph #2 Amended to be. No residence or any structure shall be closer than ten (10) feet to either side of lot line. The rest of Paragraph #2 shall apply as stated.

BY DEVELOPER:

APPROVED BY
FRANKLIN-SIMPSON COUNTY
PLANNING AND ZONING COMMISSION

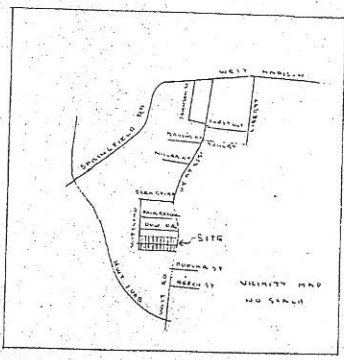
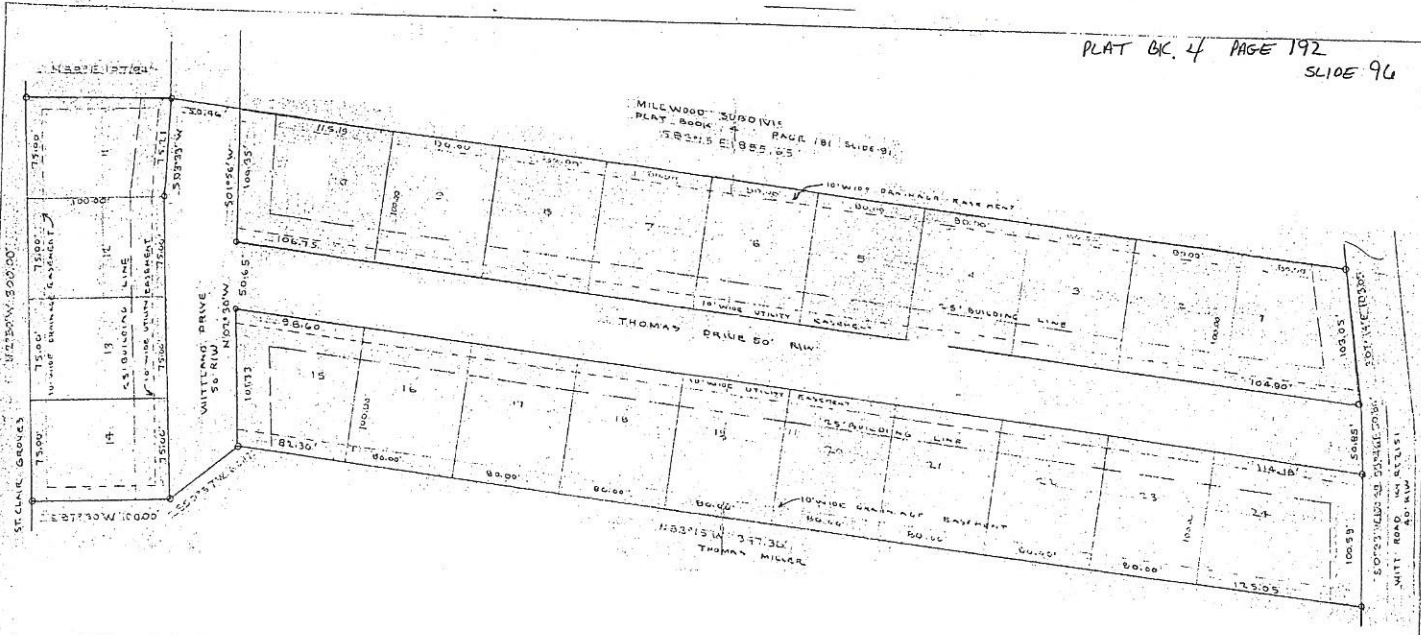
DATE 4-18-24

CHAIRMAN Jerry W. Summers

BLDG. INSP R. M. ...

Kenneth Y. Harper

KENNETH Y. HARPER
COUNTY JUDGE EXECUTIVE



MILLWOOD ESTATES, SEC. III, R-2-ZONE, 588 ACRES
 FRANKLIN, SIMPSON COUNTY, KY
 THOMAS MILLER - DEVELOPER
 RESTRICTIONS SAME AS MILLWOOD ESTATES I, PLAT BK. 4 PAGE 118

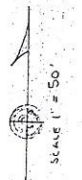
STATE OF KENTUCKY 188
 COUNTY OF SIMPSON
 I, Bobby C. Phillips, Jr., Clerk of Simpson County, do certify that
 the foregoing instrument was this day duly recorded in my office
 and the foregoing certificate duly recorded in my office.
 Given under my hand this 21 day of August, 1992
 Bobby C. Phillips, Jr., Clerk
 By: [Signature]

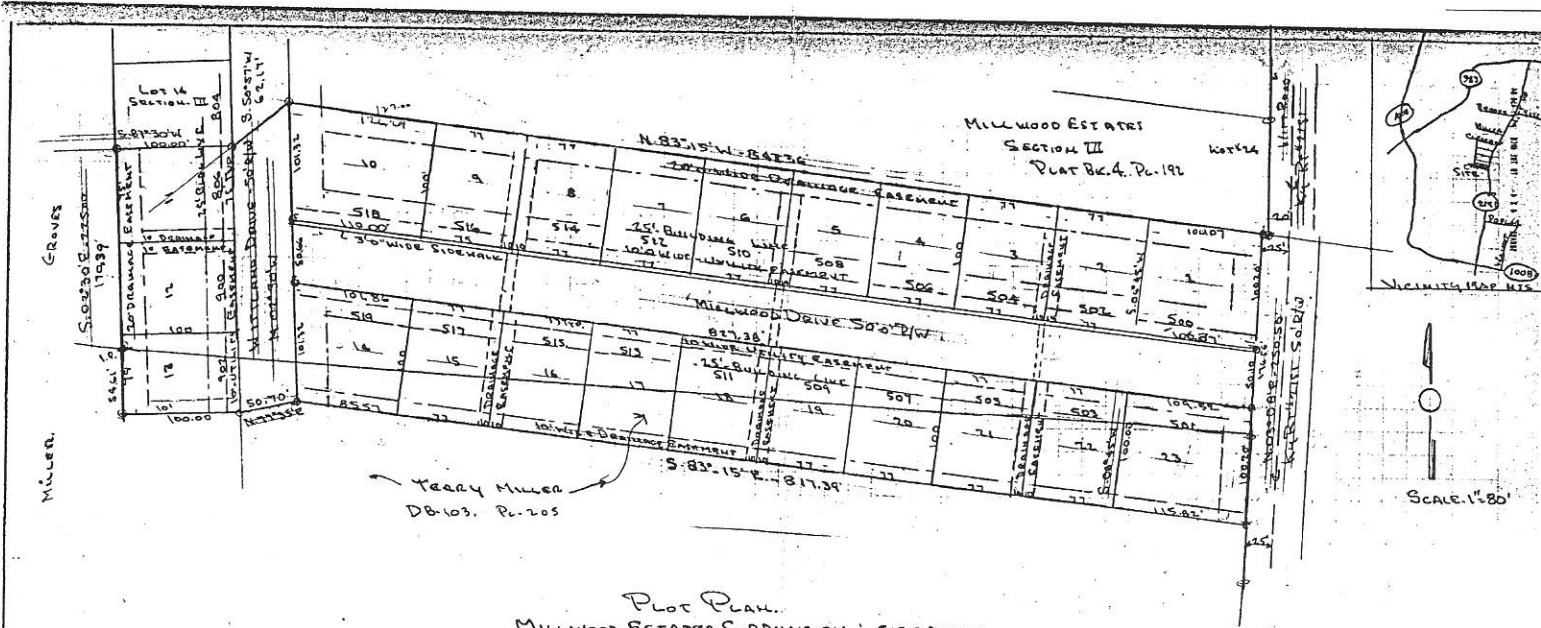
APPROVED BY
 FRANKLIN, SIMPSON COUNTY
 PLANNING AND ZONING COMMISSION
 DATE 4-2-91
 CHAIRMAN [Signature]
 BLDG. INSP. [Signature]
 45 2 14 12 90V 7691

Charles E. White
 R.L. SURVEYOR 306
 MARCH 20, 1991

CHARLES E. WHITE
 425 PARKWAY DR.
 FRANKLIN, KY, 42134

STATE OF KENTUCKY
 C. E. WHITE
 REGISTERED
 LAND SURVEYOR





Teedy Miller
DB-603, P. 205

Plot Plan
MILLWOOD ESTATES SUBDIVISION - 5.55 ACRES
SECTION III - R-2 ZONING
FRANKLIN, SIMPSON COUNTY
KENTUCKY
YOUNG BULLINGTON, DEVELOPER.
RESTRICTIONS, SAME AS MILLWOOD ESTATES-I, PLAT BOOK-4, P. 118

STATE OF KENTUCKY
COUNTY OF SIMPSON
I, Bobby C. Phillips, Jr., Clerk of Simpson County, do certify
that the foregoing instrument was this day lodged to be and is,
with this and the foregoing certificate duly recorded in my office,
Given under my hand this 08 day of Dec, 1995
Bobby C. Phillips, Jr., Clerk
By Jim Bowen D.C.

APPROVED BY
FRANKLIN-SIMPSON COUNTY
PLANNING AND ZONING COMMISSION
DATE 12/8-95
CHAIRMAN William J. Hume
BLDG. INSP. James E. Lee
Charles C. White
R.L. SURVEYOR 906
OCT 12, 1995

SIMPSON COUNTY CLERK
ROBERT C. PHILLIPS, JR.
95 DEC - 8 PM 3:07
LODGED FOR RECORD

CHARLES E. WHITE
429 PARKWAY DR.
FRANKLIN, KY. 42134



NOTE:
SEE G.E.D.S., INC. DRAWINGS - JOB # 080-94 FOR
PAVING AND DRAINAGE PLANS, DATED 8.21.95

PLAT BK. 4 Pg. 22/B slide 111