

Amended Declaration
of
Restrictive Covenants
for
BLUE CASTLE ESTATES

Map 100-L-B-22.00

The undersigned are owners and developers of real property located in the FIRST CIVIL DISTRICT of CUMBERLAND COUNTY, TENNESSEE known as Lots 1 - 19 of Blue Castle Estates, the plat of which is of record at Plat Book 10, Page 97, Register's Office, Cumberland County, Tennessee. Said Blue Castle Estates is the same real property conveyed to Isaac Schantz and wife, Judith Schantz by deed of record at Deed Book 407, Page 291, Registers Office, Cumberland County, Tennessee. All lots of Blue Castle Estates are presently owned by Isaac Schantz and wife, Judith Schantz.

Previously, the undersigned have recorded Restrictive Covenants for Blue Castle Estates. The first recorded Restrictive Covenants are dated June 27, 1996 and are of record at Deed Book 512, page 349, Register's Office, Cumberland County, Tennessee. The second recorded Restrictive Covenants are dated March 3, 1997 and are of record at Deed book 526, Page 734, Register's Office, Cumberland County, Tennessee.

By this Amended Declaration of Restrictive Covenants, the undersigned expressly nullify and delete the previous Restrictive Covenants recorded, and by this Amended Declaration of Restrictive Covenants do hereby declare the following to be the Restrictive Covenants of Blue Castle Estates, Lots 1 - 18 (Lot 19 not restricted) and same shall run with the land.

1. The lots may be used for construction of one (1) single family dwelling each.
2. The lots may not be resubdivided to create a smaller lot upon which to construct one (1) single family dwelling, but resubdivision is permitted to create a larger lot upon which to construct one (1) single family dwelling.
3. Reference is made to the plat of Blue Castle Estates of record at Plat Book 10, Page 97, Register's Office, Cumberland County, Tennessee, for the building setback requirements, utility and drainage easements and Volunteer Electrical Cooperative Easement.
4. Single family dwellings shall have at least 864 square feet of heated living space, exclusive of garages, carports, decks and porches.
5. Mobile homes are not permitted. However, this restriction shall not prohibit construction of panelized homes or modular homes.
6. No unlicensed vehicles may be parked or stored on the real property. All licensed vehicles must be parked on the driveway of the property.
7. Out buildings are permitted only to the rear of the single family dwelling home, and must be no larger than 144 square feet. Out buildings must be finished to be compatible to the main dwelling.
8. Fencing permitted only to the rear of the main dwelling.
9. No clotheslines permitted.

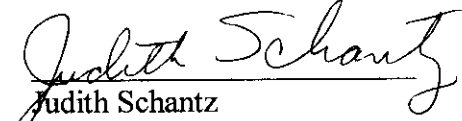
*Isaac Schantz
17 Rusty Blue
DR
CSV, TN.
38555*

10. No cloven hoofed animals or pets are permitted.

11. These Restrictive Covenants apply only to Lots 1 - 18 of Blue Castle Estates, but do not apply to Lot 19 of Blue Castle Estates.

Witness our hands and signatures this 20th day of March, 1998.



Isaac Schantz


Judith Schantz

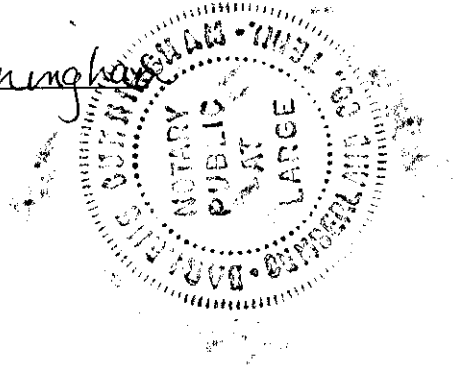
State of Tennessee

County of Cumberland

Personally appeared before me, the undersigned Notary Public, Isaac Schantz and wife, Judith Schantz, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged that they executed the foregoing instrument for the purposes therein contained. Done this 20th day of March, 1998.


Notary Public

My commission expires: 5-20-01



State of Tennessee, County of CUMBERLAND
Received for record the 20 day of
MARCH 1998 at 2:41 PM. (RECH# 192007)
Recorded in official records GENERAL IN
Book 1013 Page 615- 616
Notebook 10 Page 504
State Tax \$.00 Clerks Fee \$.00,
Recording \$ 8.00, Total \$ 8.00,
Register of Deeds JUDY GRAM SWALLOWS
Deputy Register MARY LOU JACKSON

BOOK 1013 PAGE 616