

"RESTRICTIONS FOR CEDAR GROVE ESTATES"

- Mobile homes are permitted in subdivisions, lots 1 through 22 lots 27 through 42 and lots 47 through 58, but have to be underzoned or on a permanent foundation, with outside to be kept neat at all times. No mobile homes are permitted on lots 23 through 26 or lots 43 through 46.
 - No lots shall be re-subdivided unless they are five (5) acres or more, then can be subdivided one (1) time based on approval by local health department.
 - Cabins shall have a minimum of 480 sq. ft. of living space on first floor, excluding porches and decks. Any porches or buildings must conform generally in appearance and materials with any dwelling on the said lot or built out of decent material.
 - No junk cars or unsightly vehicles of any type may be left on said lots.
 - There will be no road maintenance done on lots fronting on state maintained road. All lots entered from subdivision road will be 150 fee per year, payable to an owners association, which shall account for any and all income and expenditures. The developer will appoint the committee the first year.
 - The developer will get in all driveways to lots which has been requested by the Department of Highways.
 - No building shall be erected closer than 25' to any road or lot line, with the exception that where two or more lots are used together for the construction of a single unit, then said 25' setback shall apply only to outside lot lines.
 - The utility companies shall have the right to erect and maintain electric and telephone poles, sewers, gas, and water lines, and feet wide on either side of the roadway to be built in the subdivision.
 - These restrictions do not apply to the house fronting on Rt. 29 Haines Road.
 - All the provisions set forth herein shall be deemed covenants running with the land and shall be enforceable in the deed. This provision of an instrument, signed by the owners of at least thirty-five percent (35%) of the lots in "CEDAR GROVE ESTATES", which instrument shall be filed for recording among the Land Records of Hampshire County.
- Dated this 8th day of July, 1966.

George Allen Clark
Notary Public
My Commission expires December 4, 1968.

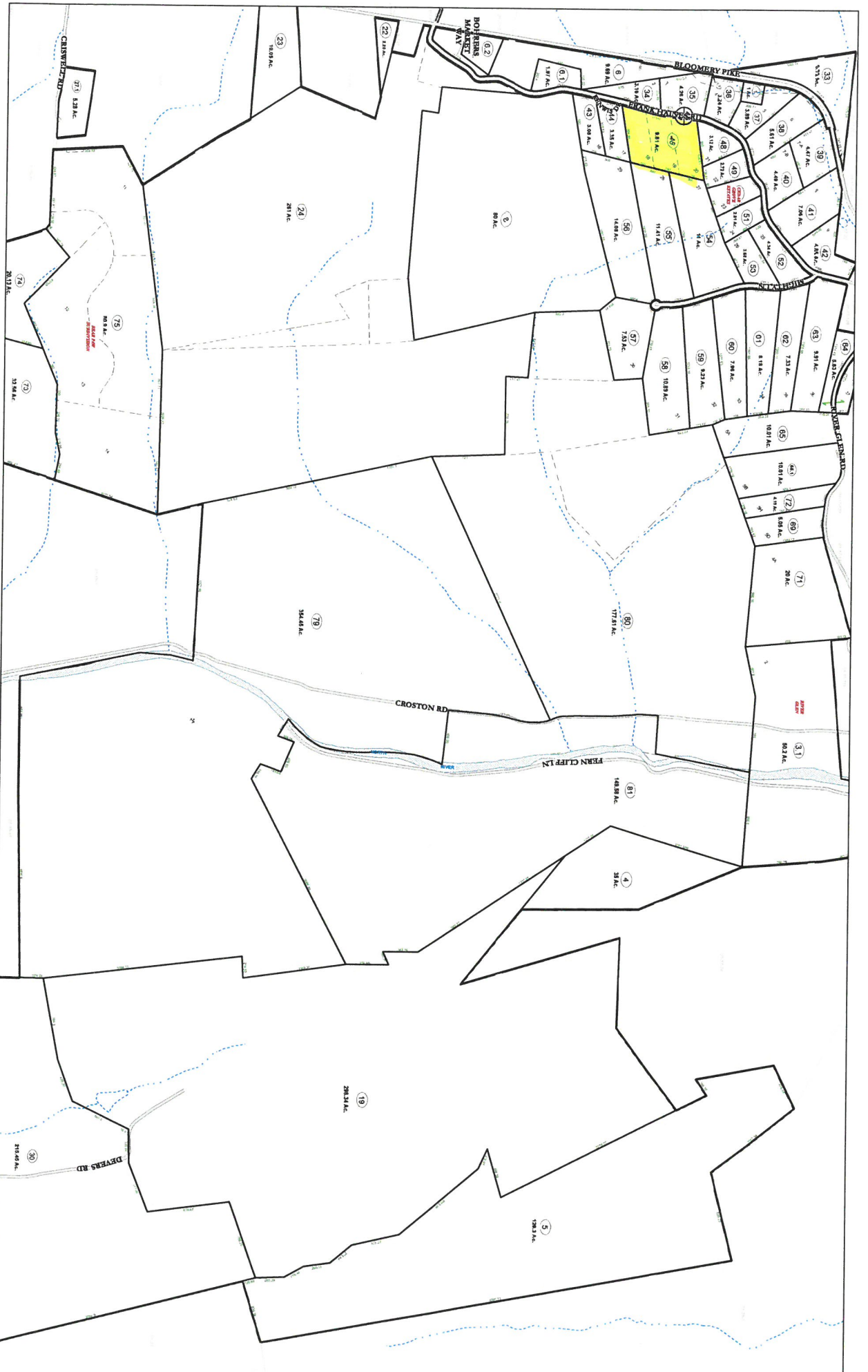
State of West Virginia,
County of Hampshire, ss: I, George Allen Clark, Notary Public, do hereby certify that George Allen Clark is the Notary Public for the County of Hampshire, West Virginia, and that he is duly qualified and sworn to perform his duties as such Notary Public.

Witness my hand and the seal of my office this 8th day of July, 1966.

Commissioned as: Pamela K. Duckworth
The above restrictions were prepared by:
George Allen Clark
Capon Bridge, WV 26711

Mailed: George Clark 8-12-86
PO Box 3
Capon Bridge WV

Revised July 8, 1986 @ 10:53 A.M.



WV LITIGATION REGULATIONS
TITLE 18B CHAPTER 20B

Disclaimer:
This map was prepared from the most current information available to the Assessor's Office. It is not a warranty of accuracy. The Assessor's Office is not responsible for any errors or omissions. The Assessor's Office is not responsible for any actions taken based on this map. The Assessor's Office is not responsible for any actions taken based on this map. The Assessor's Office is not responsible for any actions taken based on this map.



Legend

Symbol	Description
(1)	1 AS OF JULY 1 1988 KWB
(2)	2 AS OF JULY 1 1988 MVE
(3)	3 AS OF JULY 1 1988 JVB
(4)	4 AS OF JULY 1 1988 JVB
(5)	5 AS OF JULY 1 2000 JVB
(6)	6 AS OF JULY 1 2001 JVB
(7)	7 AS OF JULY 1 2002 JVB
(8)	8 AS OF JULY 1 2004 JVB
(9)	9 AS OF JULY 1 2004 JVB
(10)	10 AS OF JULY 1 2009 JVB
(11)	11 AS OF JULY 1 2007 JVB
(12)	12 AS OF JULY 1 2008 JVB
(13)	13 AS OF JULY 1 2008 JVB
(14)	14 AS OF MAR 25 2012 ASC
(15)	15 AS OF JAN 1 2017 ASC
(16)	16 AS OF JAN 1 2014 ASC
(17)	17 AS OF JAN 1 2015 ASC
(18)	18 AS OF JAN 1 2017 ASC

Revisions

Revision No.	Date	Description
1	AS OF JULY 1 1988	KWB
2	AS OF JULY 1 1988	MVE
3	AS OF JULY 1 1988	JVB
4	AS OF JULY 1 1988	JVB
5	AS OF JULY 1 2000	JVB
6	AS OF JULY 1 2001	JVB
7	AS OF JULY 1 2002	JVB
8	AS OF JULY 1 2004	JVB
9	AS OF JULY 1 2004	JVB
10	AS OF JULY 1 2009	JVB
11	AS OF JULY 1 2007	JVB
12	AS OF JULY 1 2008	JVB
13	AS OF JULY 1 2008	JVB
14	AS OF MAR 25 2012	ASC
15	AS OF JAN 1 2017	ASC
16	AS OF JAN 1 2014	ASC
17	AS OF JAN 1 2015	ASC
18	AS OF JAN 1 2017	ASC

**STATE OF WEST VIRGINIA
COUNTY OF HAMPSHIRE**
Office of Assessor

Parcel No.	Area	Value
94	0.17	0.28
94	0.18	0.27
94	0.19	0.28

Bloomy
Map: 16
Created: 4/23/2017
Scale: 1 in = 400 ft