

664182

WESTON COUNTY CLERK Paulette Thompson

STRAWBERRY MOUNTAIN SUBDIVISION COVENANTS

WESTON COUNTY, NEWCASTLE, WYOMING.

SEPTEMBER, 02, 2003

1. Homes must be log: No modular, premanufactured, or trailer houses allowed - no exceptions. Logs must stay stained not painted. Roofs will be shingled or metal in neutral or earth tones.

2. Extra buildings: One extra building will be allowed on each lot such as a garage, shop, or barn. No larger than a 30' X 50' with no taller than 10' wall height. It must be wood either log or wood lap siding stained like homes. No paint or metal pole barns. Roofs will be shingled or metal in neutral or earth tones.

3. Lots may not be subdivided.

4. Animals:

a. Dogs- no more than 2. Must not be allowed to run. Control barking as not to disturb your neighbors. No breeding farms.

b. Grass must be maintained if farm animals (such as horses, cattle, sheep, or pigs) are kept. Grass must not be over grazed. Manure must be kept to a minimum to avoid smell and insects. No open range allowed, animals must be fenced on owners lot.

5. Fences: No chain link. (excluding dog kennel) Fence can be wood, barbed wire, field fence. Line fence posts may be combination of wood and metal T post but not all metal T post.

6. Vehicles: No junk, none running vehicles to be kept out in the open. ( must be stored in building). No hot rodding, speeding, ect. to avoid dust, and excess noise.

7. Trash, junk, and garbage: No trash, garbage, or junk is allowed to be left out or piled up .

8. Landscape: Must be maintained. Downed and / or dead trees, branches must be picked up and removed. Burning of dead trees , branches, and scrap wood only permitted during winter and only in designated area for entire subdivision and only with adequate snow cover to help protect against forest fires. No clear cutting of lots permitted. To promote healthy tree growth thinning of trees will be permitted. All firewood must be stacked neatly. Weeds need to be controlled, and grasses not to get to tall. Landscaping to be done in a manner that would enhance the natural environment, and does not require excess water usage.

9. Homeowners association: A homeowners association will be established with fees to be determined by the association. All lots will have one vote, the developer will retain 2 votes. In the event developers residence is sold, new owner will receive 1 vote.

10. Water: Each lot will have a 1/6 th well share. Each homeowner is solely responsible for all cost of water line from tee off of main line to residence.

11. No fire works allowed.

end of covenants.

*Douglas A. Crisp*  
*Wendy K. Crisp*

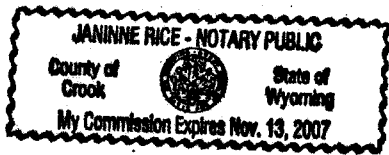
STATE OF WYOMING     )  
                                  )  
COUNTY OF CROOK     )

The foregoing instrument was acknowledged before me by

Douglas A. Crisp and Wendy K. Crisp

this 19th day of November, 2003.

Witness my hand and official seal.



*Janinne Rice*  
Notary Public