

Exhibit A

Applicability: These restrictions and covenants are to run with the land herein conveyed and the entirety of the real property described below. These restrictions and covenants shall be binding to all owners, their successors, or assigns or persons claiming under them including future grantees until May 1, 2028 at which time said covenants shall be automatically extended for successive periods of five (5) years unless, an instrument signed by a majority of the then owners of the tracts of real property described below, has been recorded, agreeing to change said covenants in whole or in part.

Severability: Invalidation of any portion of these restrictions, by court order or judgment, shall in no way affect or invalidate any of the other provisions, which shall remain in full force and effect.

Restrictions/Covenants:

1. No mobile homes shall be permitted at any time. Modular homes on permanent foundations are exempt.
2. No Recreational Vehicles (RV's) or tents shall be permitted as a residence or for living purposes.
3. RVs and tents are permitted temporarily for camping purposes only, but not exceeding ninety (90) days.
4. No trash, refuse, abandoned or non-running vehicles, or any scrap metals are permitted at any time.
5. No commercial marijuana growing operations or marijuana storage facilities of any kind shall be permitted.
6. No confined commercial animal feeding operations.

Enforcement:

If any of the parties hereto or their heirs or assigns or subsequent owner or tenant, shall violate or attempt to violate any of the restrictions herein it shall be lawful for any person or persons for whose benefit the restrictions were imposed including anyone owning real property located in the below described legal description, to prosecute any proceedings, at law or in equity, against the violator or attempted violator, and to either prevent him or them from the violation, or to recover damages, others due for such violations.

Bounds of the above restrictions and covenants:

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OWNERS CERTIFICATE AND DEDICATION:

The undersigned, HANNAH NULL (EXECUTIVE MANAGER) for PEACE MOUNTAIN INVESTMENTS, LLC, does hereby certify: That PEAE MOUNTAIN INVESTMENTS, LLC is the owner of the legal title and the only persons, firm, or corporation having any right, title, or interest in and to the land shown here, on the Subdivision Plat of STONE CREEK ADDITION. We further certify: That as owner of the title to said land which is shown on this Subdivision Plat of STONE CREK ADDITION, does hereby reserve the areas indicated as "ROADWAY AND UTILITY EASEMENT" and "UTILITY EASEMENT" for the purpose of locating, constructing, erecting, maintaining, conducting and

performing any public or quasi-public roadway and utility, or roadway and utility functions or service above or beneath the surface of the ground with rights of ingress and egress at any time for the purpose of installation, repair, maintenance, operation, and removal of any public or quasi-public roadway or utility. In all other respects, said roadway and utility easements are to be considered private property and part of the individual tracts through which they traverse.

We further certify: That said property, covered by this Subdivision Plat dedication, is subject to certain restrictions, reservations, and covenants as shown on the face of said Plat.

Witness our hand on this _____ day of _____ 20 ____.

By: _____
HANNAH NULL (EXECUTIVE MANAGER) for PEACE MOUNTAIN INVESTMENTS, LLC

STATE OF OKLAHOMA
SS:
COUNTY OF PUSHMATAHA

Before me, the undersigned Notary Public, in and for said County and State, on this _____ day of _____ 20 _____, personally appeared HANNAH NULL for BLUEBONNET MEAT COMPANY, LLC known to be the identical person(s) who executed the within and foregoing instrument and acknowledged to me that they executed the same as their free and voluntary act and deed for the purposes therein set forth.

Witness my hand and seal the day and year above written.

My commission expires _____.

NOTARY PUBLIC