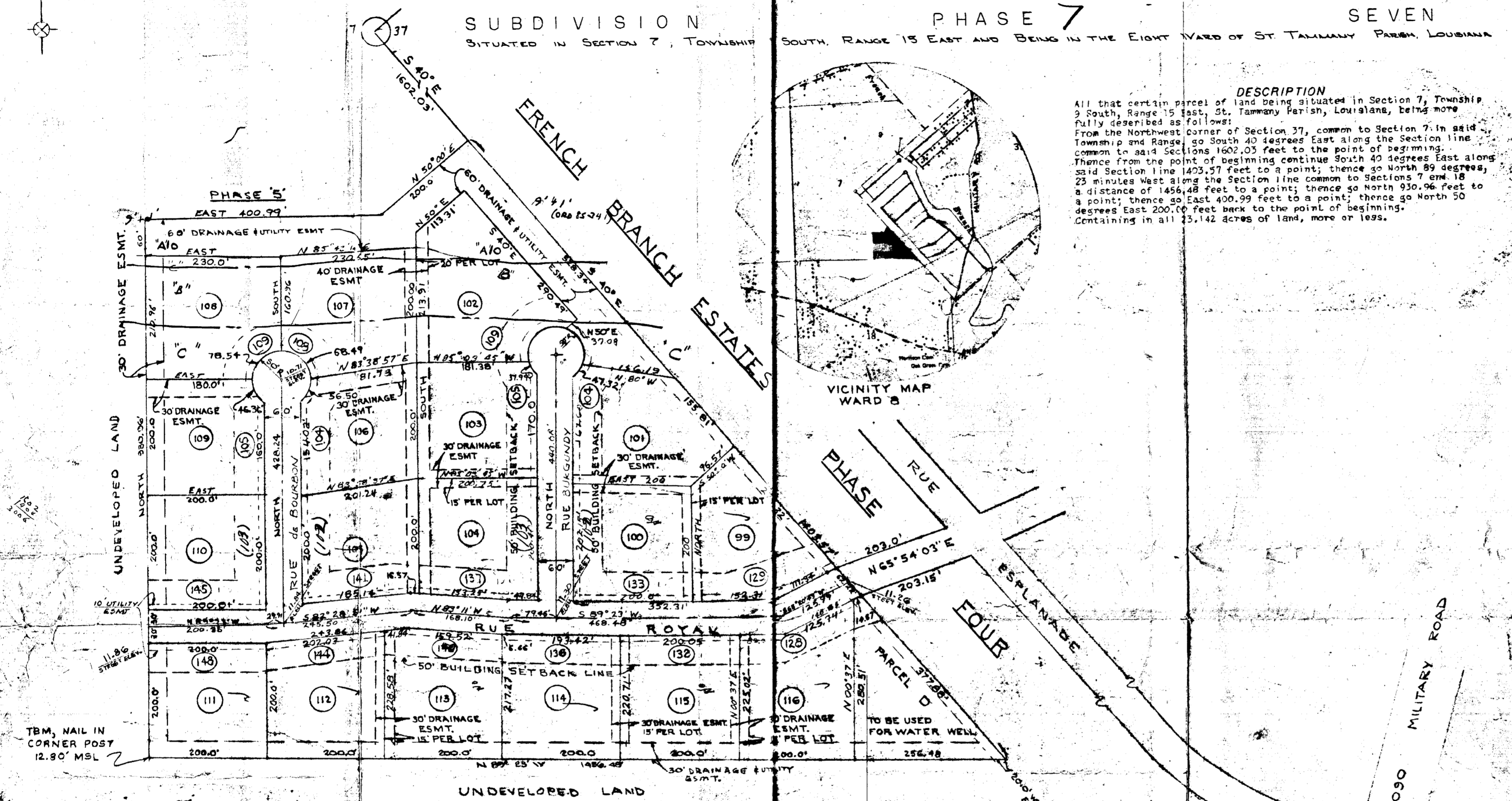
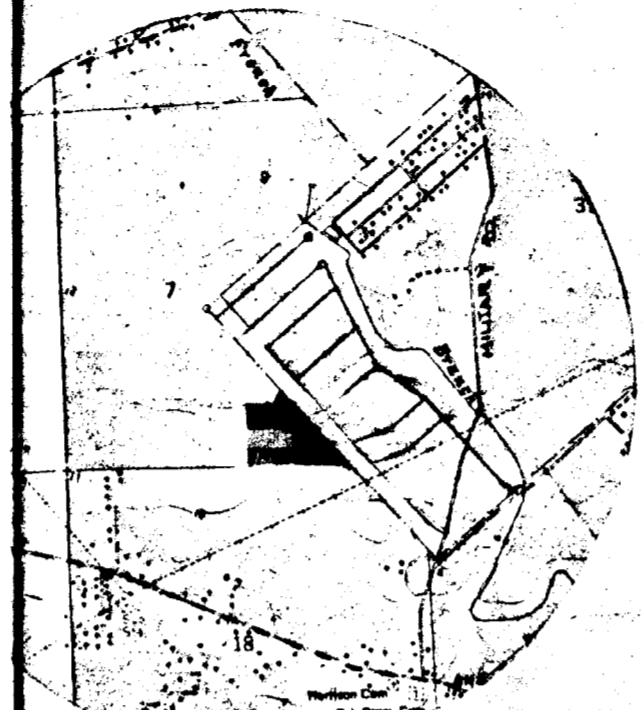


FRENCH BRANCH ESTATES

PARISH RESTRICTIVE COVENANTS

SUBDIVISION PHASE 7 SEVEN
SITUATED IN SECTION 7, TOWNSHIP SOUTH, RANGE 15 EAST AND BEING IN THE EIGHT WARD OF ST. TAMMANY PARISH, LOUISIANA

DESCRIPTION
All that certain parcel of land being situated in Section 7, Township 9 South, Range 15 East, St. Tammany Parish, Louisiana, being more fully described as follows:
From the Northwest Corner of Section 7, in said Township and Range, go South 40 degrees East along the Section line common to said Sections 1602.03 feet to the point of beginning. Thence from the point of beginning continue South 40 degrees East along said Section line 1403.57 feet to a point; thence go North 89 degrees, 23 minutes West along the Section line common to Sections 7 and 18 a distance of 1456.48 feet to a point; thence go North 93.96 feet to a point; thence go East 400.99 feet to a point; thence go North 50 degrees East 200.00 feet back to the point of beginning. Containing in all 23.142 acres of land, more or less.



- Each lot will not have more than one dwelling.
- No dwelling may be occupied before sewer and water systems are installed.
- Front building setback will not be less than 30 feet from each front property line; side building setback will not be less than 30 feet from each side property line; rear building setback will not be less than 15 feet from each rear property line.
- Construction of any nature is prohibited in parish drainage or street easements.
- No noxious or offensive action shall be carried on upon any lot, nor shall anything be done thereon which may or may become an annoyance or nuisance to the neighborhood, particularly the use of lots as dumps or junk car storage.
- The minimum finished floor elevations required in this subdivision will be 10 feet above mean sea level.
- No driveway culvert will be installed until site requirements are specified by the Parish Dept. of Engineering and Police Jury and Developer.
- Mobile homes will not be permitted to occupy lots in residential in this subdivision.
- No lot shall be further subdivided without prior approval of the board of health.
- Additional covenants recorded in C.O.B. _____, Volume _____.

DEDICATION

Be it resolved, by the undersigned owner of the land as shown and described hereon that he does declare this to be a true and accurate plat of all street rights-of-way as shown hereon and hereby dedicated to the perpetual use of the public for proper purposes. Easements shall be reserved for drainage and utilities as indicated hereon and no obstruction or improvements shall be allowed that would prevent them being used for their intended purpose.

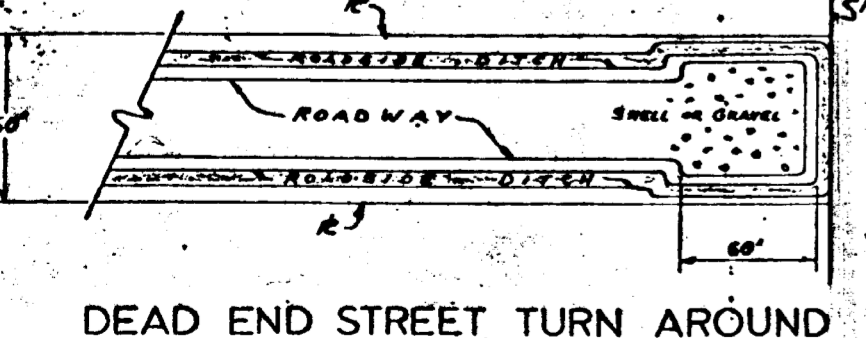
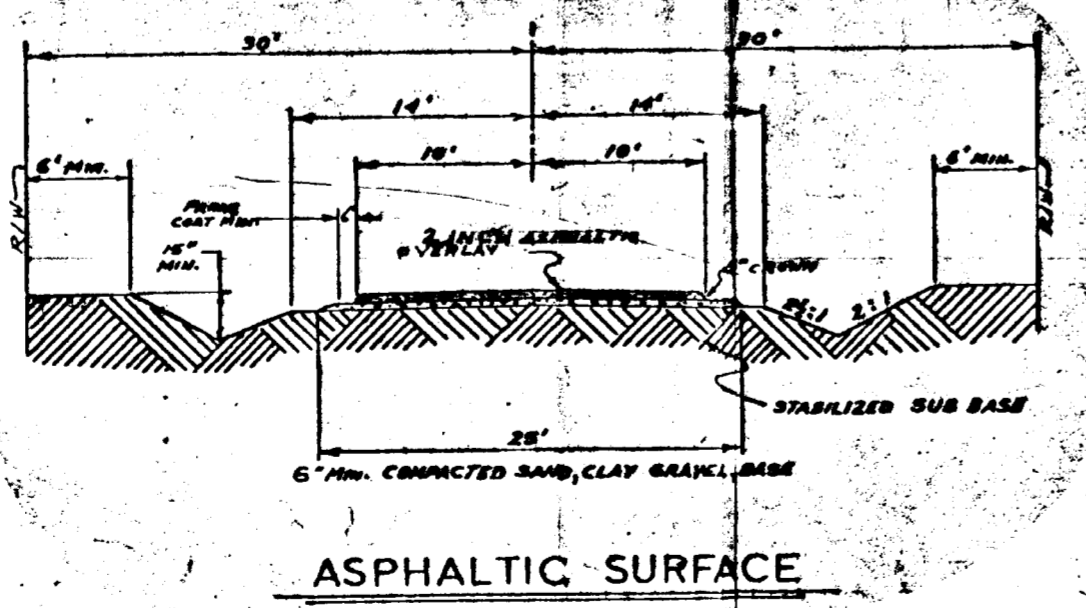
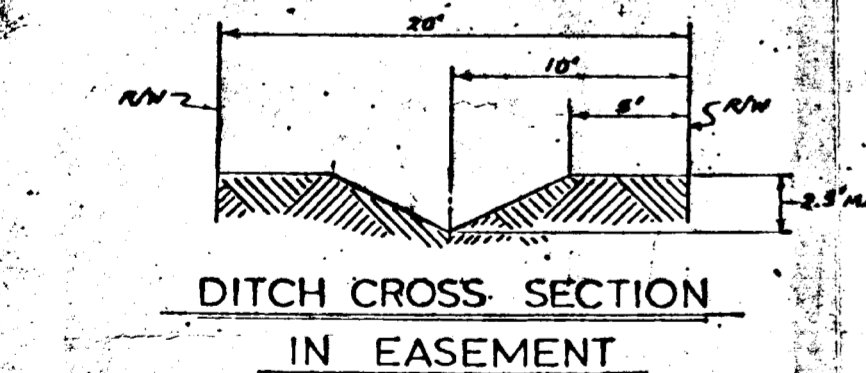
Owner: *[Signature]* Date: 9-1-77

APPROVAL: *[Signature]*
PRES., ST. TAMMANY PARISH POLICE JURY
CHAIRMAN SUBDIVISION REG. COMMITTEE
WILLIE H. OLSON, CE
PARISH ENGINEER
PATRICK J. WARD
CHAIRMAN PARISH PLANNING COMMITTEE
Oct. 31, 1977 542-A
DATE FILED FILE NO.
WILSON CLIFTON
CLERK OF COURT

FOR: TOWN & COUNTRY DEVEL. CO.
CORP. INDIVIDUAL
[Signature]
PRESIDENT
[Signature]
SECRETARY
[Signature]
TREASURER

23.142 ACRES	18	1208.42'
AREA	NO. OF LOTS	LGTH. OF STREETS
200X200	INDIVIDUAL	Zoning A2
AVG. LOT SIZE	SEWER SYSTEM	Paving width 20'
ASPHALTIC	60'	ROAD SURFACING
ROAD SURFACING	STREET WIDTH	

CERTIFICATION
This map is certified to be correct and in accordance with a physical survey made on the ground under the supervision of the undersigned.
LOUISIANA REGISTERED LAND SURVEYOR
IVAN M. BORGAN
REG. NO. 508
LAND SURVEYOR
This plan is certified to conform to the provision of the State of Louisiana 255-33:8-5051 and laws and ordinances of the parish of St. Tammany, with waivers.
LOUISIANA REGISTERED CIVIL ENGINEER
Flood 26 NES / F.I.R.M. 440B & C



FINALIZED PLAT

PH. 7

INDICATES MUNICIPAL ADDRESS
REV. #1 (10-9-77) ADDED 10' UTILITY ESMT. S.W.B. CHANGED STREET NAMES

FRENCH BRANCH ESTATES
SCALE: 1"=100'
DATE: 3-22-77
PHASE 7
DRAWN BY
BORGAN ENGINEERING
LOT PLAN
DRAWING NO. 393
FR. BORGAN, ESR. PHASE SEVEN