

All dwellings, homes, or cabins erected or moved into Vista Shores subdivision are subject to the following restrictions:

Block #1 - Lots 1 thru 5 and 11 thru 13 incl. - 650 sq. ft. minimum Permanent type structure. Lots 6 thru 10 and 14 thru 18 - 500 sq. Ft. minimum Permanent or Temporary type structure.

Block #2 - Lots 1, 2, 9, 10, 17 thru 29 incl. - 800 sq. ft. minimum Permanent type structure. Lots 3, 4, 11, 15, and 16 - 650 sq. ft. minimum Permanent type structure. Lots 5 thru 8 incl., 12 thru 14 incl. - 500 sq. ft. minimum Permanent or Temporary type structure.

Block #3 - Lots 1, 10 thru 12 incl. 26, and 27 - 800 sq. ft. minimum Permanent type structure. Lots 2 thru 9 incl. - 650 sq. ft. minimum Permanent type structure. Lots 13 thru 25, and 28 thru 30 incl. - 500 sq. ft. minimum Permanent or Temporary type structure.

The above restrictions apply to the basic structure exclusive of porches, garages, or other attachments. Any deviations will be by written authorizations of the developer, only.

LEGAL DESCRIPTION

A part of Block 3, Deepwater Subdivision Annex, Benton County, Arkansas, more particularly described as follows:

Beginning at the SW corner of said Block 3 run thence N 2°38'E 668.3 feet to the South right-of-way line of Indian Creek Road; Thence N 81°46'E 185.1 feet along said right-of-way; Thence N 78°31'E 110.9 feet along said right-of-way; Thence N 78°41'E 269.5 feet along said right-of-way; Thence N 71°02'E 178.2 feet along said right-of-way; Thence S 77°49'E 241.0 feet along said right-of-way; Thence N 57°38'E 411.6 feet along said right-of-way; Thence S 80°33'E 370.9 feet along said right-of-way; Thence S 63°25'E 200.3 feet along said right-of-way; Thence S 74°58'E 175.8 feet along said right-of-way; Thence N 84°37'E 196.0 feet along said right-of-way; Thence N 83°55'E 140.0 feet along said right-of-way; Thence S 8°40'W 141.3 feet; Thence S 5°37'W 213.6 feet to the US Government Take Line; Thence N 68°10'W 199.3 feet along said Take Line; Thence S 46°06'W 240.9 feet along said Take Line; Thence S 34°22'E 418.1 feet along said Take Line; Thence S 1°47'W 165.7 Feet; Thence N 86°51'W 2221.1 feet to the point of beginning, containing 44.7 acres, more or less.

ENGINEER'S CERTIFICATION

I hereby certify that on the 24th day of Oct., 1968, the hereon platted and described survey was completed and the iron pins were set, as shown, to the best of my knowledge and belief.

Lemuel H. Tull P.E. #1617

RLS 182

OWNER'S CERTIFICATION & DEDICATION

We, the undersigned, do hereby certify that we are the sole owners of the hereon platted property and do hereby dedicate all streets for use of the general public.

Joseph A Storey

Elsie L. Storey

State of Arkansas, County of Benton
Subscribed and sworn before me this 31st. day of Oct., 1968 - Joe B. Johnson -Not. Pub.
My commission expires July 18, 1970.

ACCEPTANCE

This plat of Vista Shores is hereby accepted this 31st. day of Oct., 1968
by the County Judge of Benton County, Arkansas.

Sherman Kinyon, County Judge

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FILED FOR RECORD
At 1:45 O'clock PM

APR 1 1994

SUE HODGES
Clerk and Recorder
BENTON COUNTY, ARK.

AMENDMENT TO RESTRICTIONS FOR
VISTA SHORES AND
VISTA SHORES SOUTH SUBDIVISIONS

We, the owners and developers of the following described lots located in Vista Shores and Vista Shores South, a part of Block 3, Deepwater Subdivision Annex, and part of the SE 1/4 of the SE 1/4 of Section 12, Township 20 North, Range 28 West, Benton County, Arkansas:

Vista Shores:

- Block 1, lots 15 and 16
- Block 2, lots 1, 2, 3, 4, 5, 6, 7, 9, 10, 11, 12, 13, 14, 15, and 16,
- Block 3, lots 2, 3, 4, 5, 6, 7, 8, 9, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, and 30,

Vista Shores South:

- Lots 9, 10, 11, 12, 16, 17, 18, and 19

Amend the Restrictions on these lots as they may presently appear on the land records of Benton County, Arkansas.

The amendments are as follows:

First Item, all dwellings, homes, or cabins erected on the following identified lots of Vista Shores and/or Vista Shores South subdivision are subject to the following restrictions:

- Vista Shores, Block 2 - Lots 1, 2, 9, and 10
- Vista Shores, Block 3 - Lots 11, 12, 26, and 27
- Vista Shores South - Lot 12

Structures erected on these lots shall have a minimum interior floorspace of 800 square feet and shall be of permanent construction.

- Vista Shores, Block 2 - Lots 3, 4, 11, 15, and 16
- Vista Shores, Block 3 - Lots 2, 3, 4, 5, 6, 7, 8, and 9

Structures erected on these lots shall have a minimum interior floorspace of 650 square feet and shall be of permanent construction.

mail to: Suzanne Ellington
9349 Prime Drive
Rogers, Arkansas 72754

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- Vista Shores, Block 1 - Lots 15 and 16
- Vista Shores, Block 2 - Lots 5, 6, 7, 12, 13, and 14
- Vista Shores, Block 3 - Lots 13 - 25, 28, 29, and 30
- Vista Shores South - Lots 9, 10, 11, 16, 17, 18, and 19

Structures erected on these lots shall have a minimum interior floorspace of 500 square feet and shall be of permanent construction.

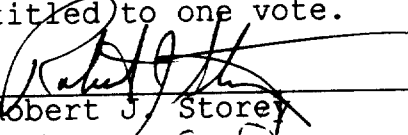
The above restrictions of floorspace apply to the basic structure exclusive of porches, garages, or other attachments.


Second Item, there shall not be trailers or mobile homes on lots to be used as a dwelling, home, or cabin.


Third Item, all restrictions originally placed on any lots not mentioned in the first two items of the Amendment, as they now appear in the land records of Benton County, shall remain in force and in effect.


Fourth Item, any variances or deviations from the restrictions imposed upon the lots owned by the owners and developers, jointly or severally, whether imposed by restrictions presently existing in the land records of Benton County or whether imposed by these Amendments shall be obtained only with the written consent of Vista Shores Development Committee.

The Vista Shores Development Committee shall be a non-profit association composed of three members who initially shall be Robert J. Storey, Linda D. Hall-Meier, and Suzanne K. Ellington. Each of the members is entitled to one vote and any variance or deviation must be agreed to by all members. Robert J. Storey may be succeeded by Gladys S. Storey, Linda D. Hall-Meier may be succeeded by David L. Meier, and Suzanne K. Ellington may be succeeded by Ronnie Ellington. Otherwise, each member or legal representative of such member may designate his or her successor to the committee and such successor shall be entitled to one vote.


Robert J. Storey


Gladys S. Storey


Linda D. Hall-Meier


David L. Meier

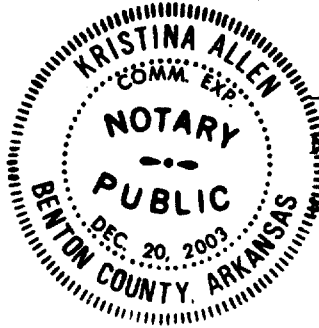

Suzanne K. Ellington


Ronnie Ellington

ACKNOWLEDGEMENT

STATE OF ARKANSAS
COUNTY OF BENTON

On this the 1st day of April, 1994, before me, a Notary Public within and for the state and county aforesaid, duly commissioned and acting, personally appeared Robert J. Storey, Gladys S. Storey, Linda D. Hall-Meier, David L. Meier, Suzanne K. Ellington, and Ronnie Ellington, to me well known who stated upon oath that they had executed the above and forgoing instrument for the considerations set forth therein.



Kristina Allen
Notary Public

My commission expires: 12-20-2003