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Shelby Cnty Judge of Probate, AL  
02/03/2026 03:13:51 PM FILED/CERT

SCOTT HARRIS, M.D., M.P.H. • STATE HEALTH OFFICER

SHELBY COUNTY HEALTH DEPARTMENT

DECLARATION OF RESTRICTIVE COVENANTS

WHEREAS, Dean Rental Holdings Llc is the owner ("Owner") of certain real property situated in Shelby County, Alabama, as further described in Exhibit A, attached hereto and incorporated herein fully ("Property");

WHEREAS, as a condition of receiving a permit to install an engineer designed onsite sewage disposal system ("System") to serve 643 Lime Creek Way , Chelsea, Alabama, 35043; the Owner is required to enter into this Declaration;

WHEREAS, the Shelby County Board of Health grants approval for the System on the condition that the Owner and its successors in title agree to be bound by these covenants.

NOW, THEREFORE, in consideration of the premises, Owner, hereby grants and conveys as encumbrances on the Property the following restrictions and covenants:

- 1. That the undersigned Owner, its successors, and assigns shall own, operate and maintain the system subject to the permit conditions and the provisions of Chapter 420-3-1, Alabama Administrative Code. The permit conditions may restrict the use of the lot and/or obligate the Owner to specific maintenance and reporting requirements.
- 2. The Owner shall not subdivide the Property in manner that would impair the operation or maintenance of the System.
- 3. No repair, alteration or addition will be made to the approved System without first obtaining a permit from the Shelby County Health Department.

These covenants shall run with the land and be binding on all present and future Owners until such time as the system is no longer required by the Shelby County Health Department.

Dated this the day 2 of 2, 2026.

Health Department Permit Number: 34045

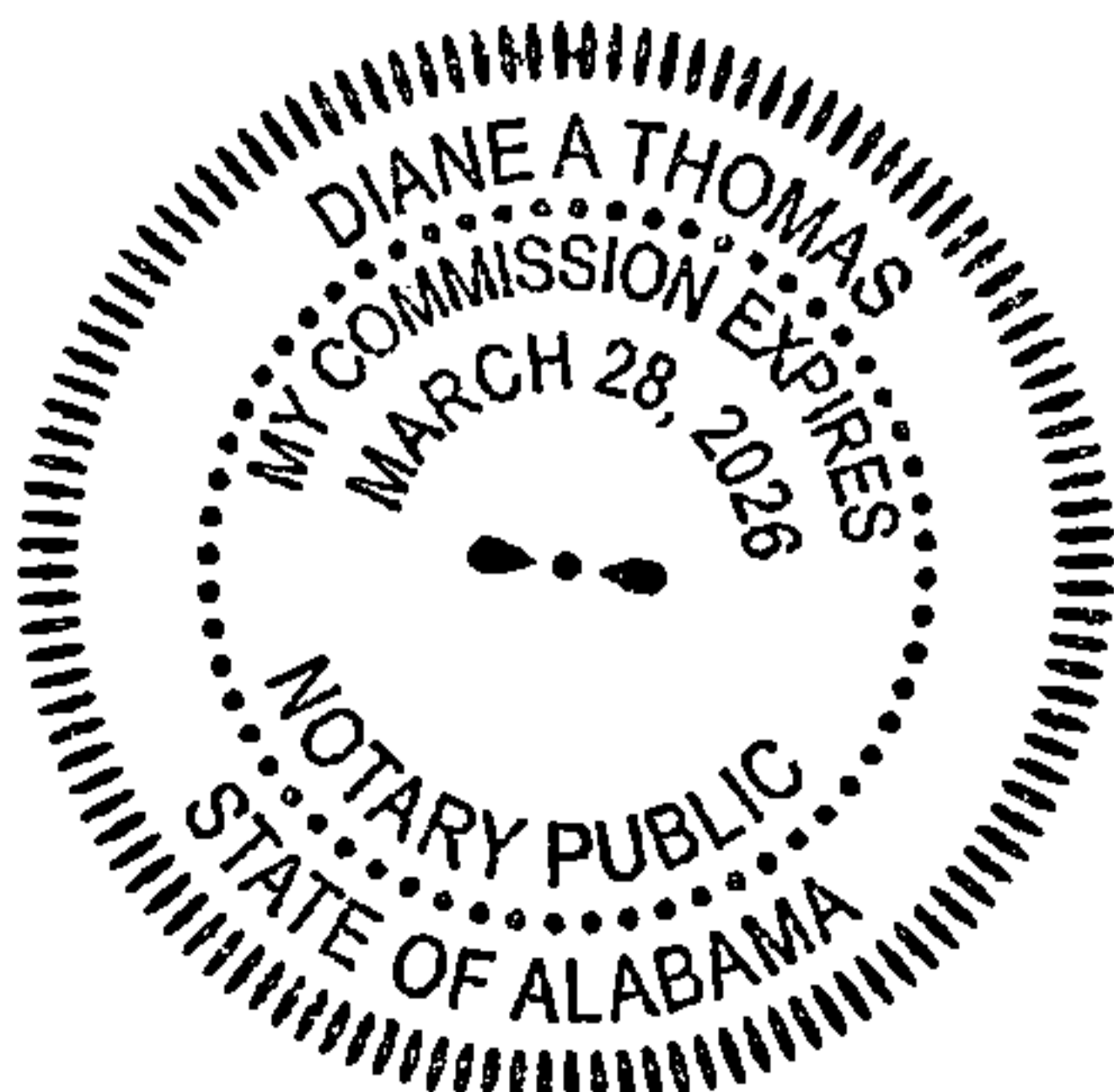
[Signature]
Owner/Responsible Person Signature

Prepared by: Austin Barnett

[Signature]
Health Officer/Authorized Representative Signature

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned Notary Public, hereby certify that Larry Dean, whose name is signed to the foregoing instrument, and who is known to me, acknowledges before me on this day, that being informed of the contents hereof, has executed the same voluntarily on the day of the same bears date. Given under my hand this 2 day of Feb, A.D. 2026



[Signature]
NOTARY PUBLIC

My Commission Expires 3/28/26

**Lot 413B, according to the Survey of Lime Creek Phase 4 at Chelsea Preserve, as recorded in Map Book 37, Page 97, in the Probate Office of Shelby County, Alabama.**



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