

Revised 7-14-24

Summary of Deed Restrictions - Shin Oak Bend

Please Note: This document provides a brief summary from the original deed restrictions and amendments 1,2, & 3 to the deed restrictions.

- Lots are for Single Family Residential use only.
- One story home shall be at least 1200sf, heat & cooled. Two story homes shall be at least 2000sf, heat & cooled.
- Each home shall have at least a two-car garage, attached or detached.
- Detached secondary homes on property shall be no more than 1000sf.
- Exterior walls must have at least a 3' high stone façade at the front and sides of the home.
- Site built homes only. Mobile homes, manufactured homes, manufactured housing, motor homes, house trailer are prohibited.
- An RV may be used as a temporary dwelling while a home is being built.
- Each lot will require a well for water.
- Each lot will require a septic system per Burnet County requirements.
- No timeline to build.
- Use your own builder.
- Currently annual HOA fee is \$525.00