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**INDIAN LAKES HOMEOWNERS ASSOCIATION, INC.**

**GENERAL RESTRICTIONS BULLETIN Subject: 4.02.05 Sign Guidelines**

These Sign Guidelines replace and supersede any previous sign guidelines adopted by the Association including, but not limited to, the "General Restrictions Bulletin Subject: 4.02.05 Signs -Update 02/06/06" filed under the Guidelines and Restrictions document filed at Clerk's File No. 2012-1135506 in the Official Public Records of Real Property of Brazos County, Texas.

1. Property for Sale:

No For Sale signs, except:

- a. One (1) "For Sale" sign may be displayed to the public view on a Lot up until such time a sales transaction has completed. The For Sale sign may not exceed six (6) square feet. All such signs must be installed within ten (10) feet of the tree line.
- b. Signs used by SMD, its successors or assigns, may advertise SMD property for sale during the Development Period. Signs utilized by SMD or SMD's agent shall be of such size and placement as determined by SMD in SMD's sole and absolute discretion.
- c. The Association or its assignee shall have the right to remove any For Sale signs, advertisement or billboard or structure which is placed on a Lot if the Association deems such sign is in violation of these restrictions, and in so doing shall not be subject to any liability for trespass or other tort in connection therewith or arising from such removal.

2. Builder Sign:

One (1) sign may be displayed to the public view on any Lot, no more than six (6) square feet advertising the Builder during said Builder's marketing, construction, and sales period. Such signs are permitted only until the Lot or home sales transaction is complete. The top of any such sign may not be more than five (5) feet above ground level. Only a Builder or general contractor sign shall be allowed. No sub-contractor, material supplier, or other vendor sign shall be permitted. All such signs must be installed within ten (10) feet of the tree line.

3. School Spirit Signs

- a.) Not more than two (2) School Spirit signs.
- b.) Sign shall be placed within the property line(s) of the Lot

4. Security Sign

- a) Not more than one (1) security sign.
- b) Sign shall be placed within the property line(s) of the Lot.

5. Political Sign

- a) Not more than one (1) political sign per candidate or measure

- b) No more than 90 days prior to the election and must be removed no later than ten (10) days after an election.
  - c) May be no larger than four (4) feet by six (6) feet.
  - d) Must be ground-mounted.
  - e) May not contain roofing material, siding, paving materials, flora, one or more balloons or lights, or any other similar building, landscaping, or nonstandard decorative component.
  - f) May not be attached in any way to plant material, a traffic control device, a light, a trailer, a vehicle, or any other existing structure or object.
  - g) May not include the painting of architectural surfaces.
  - h) May not threaten the public health or safety.
  - i) May not violate a law.
  - j) May not contain language, graphics, or any display that would be offensive to the ordinary person.
  - k) May not be accompanied by music or other sounds or by streamers or is otherwise distracting to motorists.
6. No advertisements, billboards, or advertising structure of any kind may be erected or maintained on any portion of a Lot or right-of-way without the consent of the Association in writing.
7. Notwithstanding these permitted signs, SMD and/or the Association at SMD's and/or the Association's sole discretion, may have any signs on any Lot(s) removed.