



Rules and Regulations for the
2021/22 Deer Hunting Club
Membership.

MAGNOLIA OUTDOORS

Hunt Club Handbook

Contents

General Rules 2

Deer Harvest Rules..... 2

Small Game Harvesting Rules 3

Predator Hunting Rules..... 3

Fishing Rules..... 3

Booking Rules..... 3

Land Management..... 3

The Lodge..... 4

Camping 4

Stands..... 5

Feeders..... 5

ATV Usage 5

Rules of Conduct 5

Club Management..... 6

Club Membership Agreement..... 7

Attachment A: Hunttable Property – Bullock Road 9

Attachment A: Hunttable Property – Charlie Rhodus Road..... 10

General Rules

1. Club Membership is for one hunter. Club members may hunt with 1 guest only. A club member must be present with the guest while on the club's property. If a guest kills a deer, both the club member and guest must sign-out the deer. Guest must abide by the club's harvest rules unless the deer is the guest's "first-ever" deer harvested.
2. All members must have a valid Magnolia Outdoors Hunting Club Membership card on his / her person and accessible to show to any Club Management Officer, Club Member, and/or Law Enforcement Officer.
3. All Guest must be accompanied by a club member while on the club's property.
4. Only Club Members can work on club properties. If a Club Member wants to do any work, it must be pre-approved by Management in writing. Work completed by Club Member will be available for use by all Club Members.
5. Club Membership dues for 2021/22 are \$5,500.00 to be paid in full by October 1st =, 2021.
6. Magnolia Outdoors Club Membership year starts October 1st and ends January 31st for lodging and starts August 1st and ends February 14th for field. Membership slots are filled on a first paid basis. Current Members in good standing have membership renewal preference until March 1st. New members will be accepted based on available (open) membership slots.
7. All Rules and Regulations are subject to change at Club Management discretion.

Deer Harvest Rules

8. Mississippi (MSDWPF) hunting regulations apply to all club properties. Additional club restrictions also apply.
9. Magnolia Outdoors Club Tracts are Bullock Road and Charlie Rhodus. Refer to the Property Board Map located in the lodge.
10. A maximum of two (2) does per membership may be harvested. One (1) of the allowed does must be harvested with a bow or muzzle loader.
 - a. Harvesting doe on a club food plot is only allowed only with a bow or muzzle loader.
11. A maximum of two (2) bucks may be harvested per club member and must have a minimum 15" inside spread or 16" for both main beams.
12. A maximum of two (2) Management Bucks may be harvested per club member. Management Bucks must be on the Management Hit List published by Club Management. If you would like a deer added to the Management Hit List, please email photos to MagnoliaOutdoors@yahoo.com
13. For any deer harvested, a picture and the jawbone must be given to Club Management within 14 days of kill.
14. Hunter's harvesting a buck that does not meet the minimum requirements will be fined \$500.00 and will not be allowed to hunt until the fine is paid. This harvest will also be counted as one of the allowed 2 harvested bucks.
15. Any deer harvested by a Club Member Guest will be counted as a Club Member kill and will be deducted from the overall allowable harvest.
16. Only Still Hunting is permitted on all properties.
17. Dog Hunting and Deer Driving is prohibited.
18. ****Any time a trigger is pulled, regardless of outcome, an alert must be sent to the group chat before exiting the stand. ****

19. NO ONE UNDER THE INFLUENCE OF ALCOHOL OR A CONTROLLED SUBSTANCE IS ALLOWED IN THE FIELD WHILE HUNTING

Small Game Harvesting Rules

20. All Small Game Hunting is prohibited

Predator Hunting Rules

21. All State Game Laws apply
22. Trapping is prohibited
23. ****Any time a trigger is pulled, regardless of outcome, an alert must be sent to the group chat before exiting the stand. ****

Fishing Rules

24. Club Management will keep all ponds stocked
25. Bass and Brim are "Catch and Release" only UNLESS you intend on mounting.
26. All State Game Laws apply to Catfish Harvesting
27. Bait and Tackle to be provided by Club Member.

Booking Rules

28. Stands can only be reserved at a maximum of one (1) week in advance via group chat.
29. Lodging can be reserve at a maximum of two (2) weeks in advance via emailing magnoliaoutdoors@yahoo.com
30. All members must mark the property board map while visiting or hunting a property.
31. Do not erase another member's markings on the property board map.

Land Management

32. Club Management will be responsible for all land management, including, but not limited to:
 - a. Planting food plots
 - b. Provide and keep full all feeders
 - c. Putting out minerals
 - d. Care and maintenance of all stands and trails
33. Club Members will not be expected to perform any land management but are able to do so at only a volunteered basis. All work performed must be approved by Club Management in advance in writing. Club Members agree that any work completed is to be shared and to be utilized by all Club Members.
34. If Club Member elects to provide additional Food Plots and Feeders, they must be approved in advance by Club Management and will be shared by all Club Members.
35. Food Plots and Feeders are not to be removed or moved without Club Management present. If there is no name on the feeders it is assumed Magnolia Outdoors is the owner and removal is prohibited.

The Lodge

36. Lodging is reserved at a first come basis and can only be reserved with a maximum of two (2) weeks' notice by emailing magnoliaoutdoors@yahoo.com. Lodging is not always guaranteed due to available space. However, Club Management will make all attempts to accommodate including offering space in the Magnolia Outdoors Palomino (if available).
37. When reserving your stay, you will be assigned a bedroom. Specific Room requests will be considered but not guaranteed. Club Management will assign rooms at the time of arrival to ensure all Club Members are provided with adequate space.
38. Club Members are responsible for cleaning the following after any overnight stay:
 - a. Clean and put away all used dishes
 - b. Take all trash to the street side dumpster
 - c. Remove all bed linens and place in laundry room
 - d. Club Management is responsible for all other cleaning after each Club Member stay
39. Club Members have first rights to bedrooms. If there are vacant rooms, Hunters may bring guests for lodging only.
40. The Lodge is to be shared by all Club Members. It is agreed and understood when reserving the Lodge, you are only reserving a bedroom and do not have exclusive access to the home, unless otherwise agreed in advance by all Club Members.
41. Rooms are assigned/reserved for Club Members and their guests for exclusive use during your reserved time only. Club Members are not to leave any personal items in the lodge when unreserved.
42. Club Members are prohibited from entering any bedroom that is not reserved for them during their stay.
43. Living Rooms, Kitchens, Game Room, and all hall entry bathrooms are considered shared space and can be accessed by all Club Members and their guests at any time during their reservation.
44. Entry to the Basement is prohibited
45. It is the responsibility of all Club Members to treat the Lodge as their own and agree to respect all other occupants by maintaining a clean space and orderly conduct.
46. It is understood that normal wear and tear will occur without penalty but any above normal damage, as determined by Club Management, will not be tolerated. If damage occurs, the Club Member will be responsible for all costs and/or, at Management discretion, removed from the Club without refund.

Camping

47. Club Members may place a camper at the "camping area" between October 1st and January 31st.
48. Campers are not to be left at Magnolia Outdoors unless being occupied by a Club Member during a reserved time.
49. Camper spots are booked at a first come basis and can only be reserved with a maximum of two (2) weeks' notice by emailing magnoliaoutdoors@yahoo.com
50. Contact Club Management if you have questions regarding camper usage, placement, and removal.

Stands

51. All Stands, provided by both Club Management and Club Members, will be shared amongst all Club Members.
52. Stands may be reserving within a seven (7) day notice via group chat.
53. If a Club Member elects to provide their own stand, the Club Member agrees to the following:
 - a. Stands will be shared by all Club Members
 - b. Stands will adhere to all Club Management Stand Rules
 - c. Placement of the stand must be approved by Club Management
 - d. All stands must be clearly marked with your name unless being donated
 - e. Stands will be added to the Property Board Map by Club Management
54. Stands may only be moved/removed by their marked owner. If there is no name on the stand it is understood to be the property of Club Management.

Feeders

1. All feeders will be provided and managed by Club Management. If a Club Member elects to provide an additional feeder, the Club Member agrees to the following:
 - a. The Feeder will be shared by all Club Members
 - b. The Feeder will adhere to all Club Management Feeder Rules
 - c. Placement of the feeder must be approved by Club Management
 - d. All feeders must be clearly marked with your name unless being donated.
 - e. Feeders will be added to the Property Board Map by Club Management

ATV Usage

1. Club Management will provide limited ATV Access only for removal of harvested animals.
2. Club Members are permitted to bring personal ATV's
3. ATV usage is prohibited during the hours of 7AM – 10:30AM and 1:00PM – 5:00PM
4. It is strongly encouraged to drive your vehicle to the closest road access and walk to your stand. ATV's should only be used for removal of harvested animals.
5. NO JOY RIDING ON THE CLUB'S PROPERTY DURING HUNTING SEASONS
6. No riding thru Food Plots
7. Anyone caught playing in mud or tearing up property or roads will be removed out of the club without refund.

Rules of Conduct

1. No shooting over an adjoining landowner's property.
2. Approved "Sight-In" area for rifles will be designated by Club Management
3. Sight-in rifles prior to opening day of Deer (Archery) season – sight-in is not allowed after opening day.
4. If you see someone trespassing, try to get their name, license plate and picture. Call 911 and ask for a game warden to report the event. Provide all details to Club Management including the date and time.
5. Members are asked to always carry a camera (cell phone cameras are acceptable).

Club Management

Albert Andry

President

985-869-0489

Peggy Sellers

Vice President

225-716-0029

Brittany Howes

Secretary/Treasurer

985-222-5584

Hank Ton

Landlord

Club Membership Agreement

This Hunting Club Membership Agreement (“Agreement”) is entered by and between Magnolia Outdoors, LLC (“Club Management”) and _____ as well as 14 other Hunters (“Club Members”) on _____, 2021. Club Management and Club Member(s) may collectively be referred to as the “Parties.”

The Parties agree as follows:

The Club Management agrees to grant the Club Member(s) the right to shoot and hunt on the Club Property, in compliance with the laws and regulations of the United States and the State of Mississippi. Hunting practices will be carried out on the tract(s) of land described as follows:

- Bullock Road Tract as defined in Attachment A, Hunttable Property
 - 1079 Bullock Road, Magnolia, MS 39652
- Charlie Rhodus Tract as defined in Attachment A, Hunttable Property
 - Corner of Charlie Rhodus Road and Gladhurst Road, Osyka, MS 39652

PURPOSE: Club Member(s) may only use the Club Property exclusively for the purpose of hunting. It may not be used for other purposes unless otherwise stated in this Agreement. This Agreement may grant the Club Member(s) the following privileges:

- Hunting Deer
- Shooting Deer
- Lodging (when available)

MEMBERSHIP TERM AND PAYMENT: Club Member(s) agrees to pay Club Management a sum of \$5,500.00 (US Dollars) for a term commencing on October 1st, 2021 (the “Commencement Date”) and ending on January 31st, 2022 (the “Expiration Date”) unless the legal hunting season ends earlier pursuant with state laws and regulations.

SURRENDER OF PROPERTY: Upon the expiration of the term hereof, Club Member(s) shall surrender the Club Property in as good state and condition as they were at the commencement of this Agreement, reasonable use and wear and tear thereof and damages by the elements excepted.

COMPLIANCE WITH LAW: The parties agree to act in accordance with local, state, and federal laws and any other regulations governing hunting and shooting. Club Member(s) will report and testify any violation of the law or regulations and will provide assistance to the law enforcement officers. If the Club Member(s) represent an organization or group, the word “Club Member(s)” shall apply to the organization or group and to any or all its members. Terms and conditions of this Agreement will also apply to all guests of the “Club Member(s)’s organization or group.

FIRE PREVENTION: Club Member(s) shall not cause any fire on the Club Property. Club Member(s) agrees to use every safety measure and exercise due care to protect the Club Property from fire or any other damage.

WAIVER: No provision of this Agreement shall be considered waived unless such a waiver shall be expressed in writing as a formal amendment to this Agreement and executed by the Club Member(s) and Club Management. Club Management shall have no responsibility or liability to Club Member(s) or to any other individual or entity for any loss, injury, damage, or death arising from anything done or omitted under this Agreement. Club Member(S) hereby agrees, to release and hold Club Management harmless from and against any and every claim or demand, including but not limited to attorney fees, interests or any costs resulting from the Club Member(s) activities on the Club Property.

ASSIGNMENT AND SUB-LETTING: Club Member(s) shall not assign this Agreement or sub-let or grant any license to use the Club Property or any part thereof without the prior consent of Club Management. A consent my Club Management to one such assignment, sub-letting or license shall not be deemed to be consent to any subsequent assignment, sub-letting, or license. An assignment, sub-letting, or license without the prior written consent of Club Management or an assignment or subletting by operation of law shall be absolutely null and void and shall, at Club Management’s option, terminate this Agreement.

CONDITION OF PROPERTY: Club Member(s) stipulates, represents, and warrants that Club Member(s) has examine the Club Property and that it is in good and acceptable condition at the time of this Agreement.

INSPECTION OF PROPERTY: Club Management and Club Management’s agents shall have the right at all reasonable times during the term of this Agreement and any renewal thereof to enter the Club Property for the purpose of inspecting the Property. And for the purposes of making any repairs, additions, or alterations as may be deemed appropriate by Club Management for the preservation of the Club Property.

TERMINATION: Anything in this Agreement to the contrary notwithstanding, it is expressly understood and agreed that Club Management and Club Member(s) each reserve the right to cancel this Membership, with or without cause, at any time during the Term of this Agreement. In the event of cancellation by Club Member(s), all rentals theretofore paid and unearned shall be retained by the Club Management as compensation for Club Management’s overhead expenses in making the Land available for harvesting and shall not be refunded to Club Member(s).

ADDITIONAL PROVISIONS, RULES OR REGULATIONS: In addition to the above stated terms and conditions of this Agreement, the Landlord and Tenant agree to the following: All Club Members agree to share the space equally and fairly. Your hunt must be scheduled at least seven (7) days in advance on a shared calendar for all Club Members visibility. Club Member(s) and their guests can harvest deer as per the Magnolia Outdoors Hunt Club Handbook.

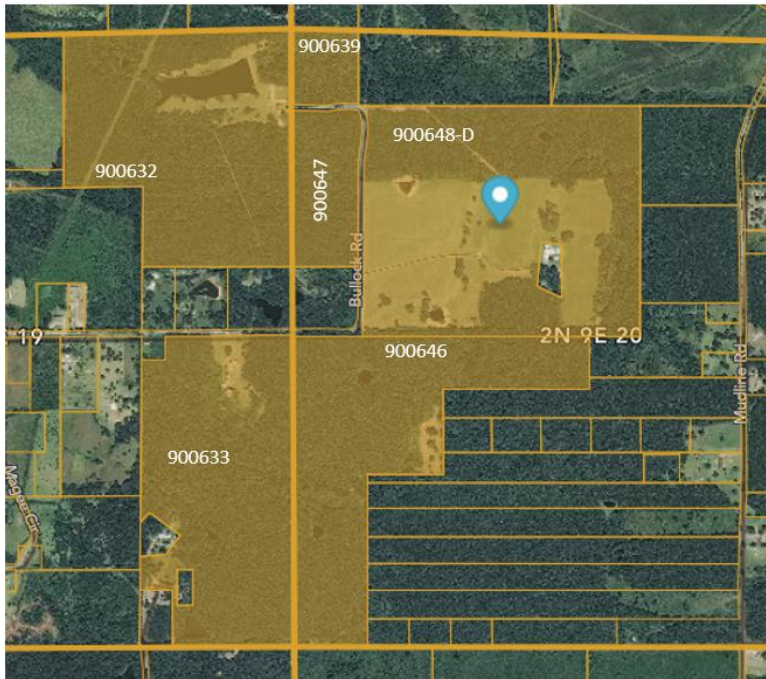
IN WITNESS WHEREOF, the parties have caused this Membership to be executed the day and year first above written.

Club President Signature: _____
Club Member Signature: _____
Club Member Printed Name: _____

Date: _____
Date: _____

Attachment A: Hunttable Property – Bullock Road

1079 Bullock Road, Magnolia, MS 39652



- Parcel ID: 900648-D
 - Acres: 110.3
 - Location: Pike County, MS 2N 9E-20
- Parcel ID: 900639
 - Acres: 8.6
 - Location: Pike County, MS 2N 9E-17, 20
- Parcel ID: 900647
 - Acres: 18.3
 - Location: Pike County, MS 2N 9E-19, 20
- Parcel ID: 900632
 - Acres: 84
 - Location: Pike County, MS 2N 9E-17, 18, 19, 20
- Parcel ID: 900633
 - Acres: 76.1
 - Location: Pike County, MS 2N 9E-19
- Parcel ID: 900646
 - Acres: 73.4
 - Location: Pike County, MS 2N 9E-19, 20

Attachment A: Hunttable Property – Charlie Rhodus Road

Corner of Charlie Rhodus Road and Gladhurst Road, Osyka, MS 39652



- Parcel ID: 800259
 - Acres: 370.4
 - Location: Pike County, MS 1N 8E – 15, 16, 17, 20, 21
- Parcel ID: 800249
 - Acres: 5.2
 - Location: Pike County, MS 1N 8E – 16
- Parcel ID: 800255-D
 - Acres: 4.2
 - Location: Pike County, MS 1N 8E – 16
- Parcel ID: 800258-A
 - Acres: 26.9
 - Location: Pike County, MS 1N 8E – 16, 17
- Parcel ID: 800259
 - Acres: 34.7
 - Location: Pike County, MS 1N 8E – 15, 16
- Parcel ID: 800259
 - Acres: 97
 - Location: Pike County, MS 1N 8E – 15, 16, 21, 22
- Parcel ID: 800259
 - Acres: 13.2
 - Location: Pike County, MS 1N 8E – 16