

storm sewer shown on the survey for the Great Atlantic and Pacific Tea Company, Inc. dated November 23, 1976 at elevation 937.7, invert of the 18-inch round concrete pipe, said easements being more fully shown on that Grading, Drainage and Plumbing plan for Family Center, Inc. by Mudano Associate Architects, Inc. dated December 10, 1976, Sheet No. T-2. Second Party shall have the right to repair and maintain the round concrete pipe and concrete sluices on Parcel I shown on said plan.

5. Restrictions on Parcel I: The First Party does hereby impose on Parcel I the provisions contained herein which shall attach to and run with Parcel I until the sixtieth (60th) anniversary of the date of this document. These restrictions shall run with the land, be binding upon said Parcel and shall be binding upon the First Party, his heirs, and assigns.

a. No part of Parcel I may be used as or for a supermarket, grocery store, convenience food store or food department of a store, except that there shall be no restriction against use for restaurants, cafeterias, fast food restaurants, or entertainment facilities offering food, nor may any part of Parcel I be used as or for the sale of whiskey or beer except there is no restriction against the sale of whiskey or beer for on-premises consumption.

b. No part of Parcel I may be used as a drug store or for the sale of any items the sale of which requires the presence of a registered pharmacist. *P.C.T.*

c. No part of Parcel I within four hundred and fifty (450) feet of Parcel II may be used as a bowling alley, movie house or office building, except that that portion of Parcel I fronting on South Kings Road and beginning at the southeastern corner of Parcel II and running south in a line parallel with South Kings Road having a distance of 450 feet and shown on said plat identified as Exhibit "A" as the cross hatched area with slant lines running in a north-south direction, can be used for office buildings, provided that

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