

The premises hereinabove described are conveyed subject to the following restrictions, which shall run with the land, and shall be binding upon the Grantees, their heirs and assigns:

1. The property shall be used for residential purposes only and no structure shall be erected or allowed to remain on said property except one detached single family dwelling, a private garage, guest house, domestic employees' quarters, and other non-commercial outbuildings, such as a child's playhouse, a small hobby greenhouse, and structures of a like nature;
2. No manufacturing or commercial enterprise or enterprises of any kind shall be maintained on the premises, nor shall anything be conducted thereon which would constitute a nuisance; and
3. No mobile home, trailer, basement, shack, garage, barn or other outbuilding on the premises shall at any time be used as a residence, temporary or permanent, nor shall any structure of a temporary nature be used as a residence.

*LMB*