

then lot owner has not made the necessary corrections to the appearance of the lot, the Developer reserves the right at his option to have the necessary work done and collect the cost thereof from the lot owner. This reservation is reserved solely for vacant lots and shall automatically expire five years from the date of this document.

(13) There shall be no more than one principal building and its garage on each lot and no more than one family shall occupy a dwelling at any one time.

(14) No principal building shall be constructed on any of the lots that contain less than 2500 heated square feet of floor space.

(15) An easement is reserved over the rear and side lot lines five (5) feet in width on each lot for the installation, operation and maintenance of utilities and for drainage. Such easements across the lots as are shown on the recorded plat are also reserved.

(16) All contractors and/or lot owners shall be responsible for all trash and rubbish during the period of construction and shall see to it that the area surrounding the house shall be maintained in a neat manner.

(17) No ditches or drainage swales shall be filled with rubbish that will prohibit the proper flow of water.

(18) No ditches or drainage swales shall be filled with plants or trees that will prohibit the proper flow of water.

(19) No building or property owner will unload heavy equipment on paved streets, and any building or property owner damaging any of the streets in said subdivision will be responsible for such damage.

(20) No property pins shall be removed by lot owner or builder and if said pins are removed it shall be the responsibility of said lot owners or builder to replace same.

(21) All garbage containers shall be placed in an inconspicuous place at the rear of the lot (unless required otherwise by local ordinance) and mounted on a stand, screened from view, and kept in a neat manner.

(22) All driveways shall be paved and proper piping installed along the road.

0507

4328 RV-2