

ALTMAN'S FIRST SUBDIVISION
RESTRICTIONSDeed Record
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There are strips of ground 5 feet in width and 10 feet in width as shown on the within plat which are reserved for PUBLIC UTILITY companies, not including transportation companies, for installation of poles, lines, ducts, gas or water mains or laterals sewers, subject at all times to the proper authorities and to the easement herein reserved.

No permanent or other structures are to be erected or maintained upon said strips, but owners shall take their titles subject to the rights of the public utilities and subject to the rights of the owners of the other lots in this subdivision.

No buildings other than residential dwellings and family garages shall be built, erected, or placed thereon. No residences, except those having at least 720 square feet above ground level and at least 5760 cubic feet above ground level, exclusive of attic and garages and porches, shall be built, erected or placed thereon. Material for construction such as cinder blocks, must be covered with brick or stone veneer above ground.

No mercantile building shall be erected, built or placed on the above described real estate nor any business of any nature be permitted to carry on in a manufacturing, wholesaling, or retailing way, without first securing, by written instrument, permission from at least 75 per cent of the owners of the above real estate.

No trailer, basement, tent, shack, garage, barn or other out-buildings erected upon said property shall at any time be used as a ~~retailer~~ temporarily or permanently, nor shall any structure of a temporary/be used as a residence.

All lot owners shall agree to join a sewer system when it is available, and all waste must be disposed through septic tanks until such connection can be made.

No outside toilet shall be placed upon any lot in this subdivision.

These covenants are to run with this land and shall be binding on all the parties claiming under them.

Invalidation of any one of these covenants by judgment or court order shall in no wise affect any of the other provisions which shall remain in full force and effect.