

This conveyance is made subject to the restrictions that the above described property shall be used for residential purposes only and that any residence erected thereon shall have a ground floor area, exclusive of open porches and garages, of not less than 1,000 square feet.

Together with all and singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging or in anywise incident or appertaining.

To have and to hold all and singular the premises before mentioned unto the grantee(s) hereinabove named,
and his Heirs and Assigns forever.