

(1) One single family dwelling.

(2) Accessory buildings, including one private garage, private stable, and servant's quarters. Garage apartments are specifically prohibited. Servant's quarters shall be occupied only by such persons and their family as are employed full time by the occupants of the principal residence as household servants.

(3) Temporary buildings for uses incidental to construction work, which building shall be removed upon completion or abandonment of the construction work.

(4) No house trailer shall be placed on any numbered lot either temporarily or permanently.

(5) No signs or bulletin board shall be permitted on any lot except when used in connection with the sale of said lot or when used by contractors during the period of construction of a building upon a lot.

(6) No animals, livestock, or poultry of any kind, other than house pets and personal riding horses or ponies, shall be kept or maintained on any part of said property. This shall not be construed so as to permit any animals, livestock or poultry, even though house pets, that are kept to be bred, or maintained for any commercial purpose.

(7) No noxious or offensive activity shall be carried on, nor shall anything be done which may be or become any annoyance or nuisance to the neighborhood.

No building shall exceed two (2) stories or twenty-eight feet (28') in height.

No buildings or structure shall be located on said lots nearer to the front line than the set-back line as shown as said Plat or nearer to a side lot line than ten feet (10'). No wall, fence or hedge shall be erected across or along the front of any lot and nearer to the front lot than the building set-back line having a height of more than three (3').

Numbered lots shall not be resubdivided nor shall said lot lines be changed so as to decrease in either width or area any numbered lot as shown on said Plat.

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