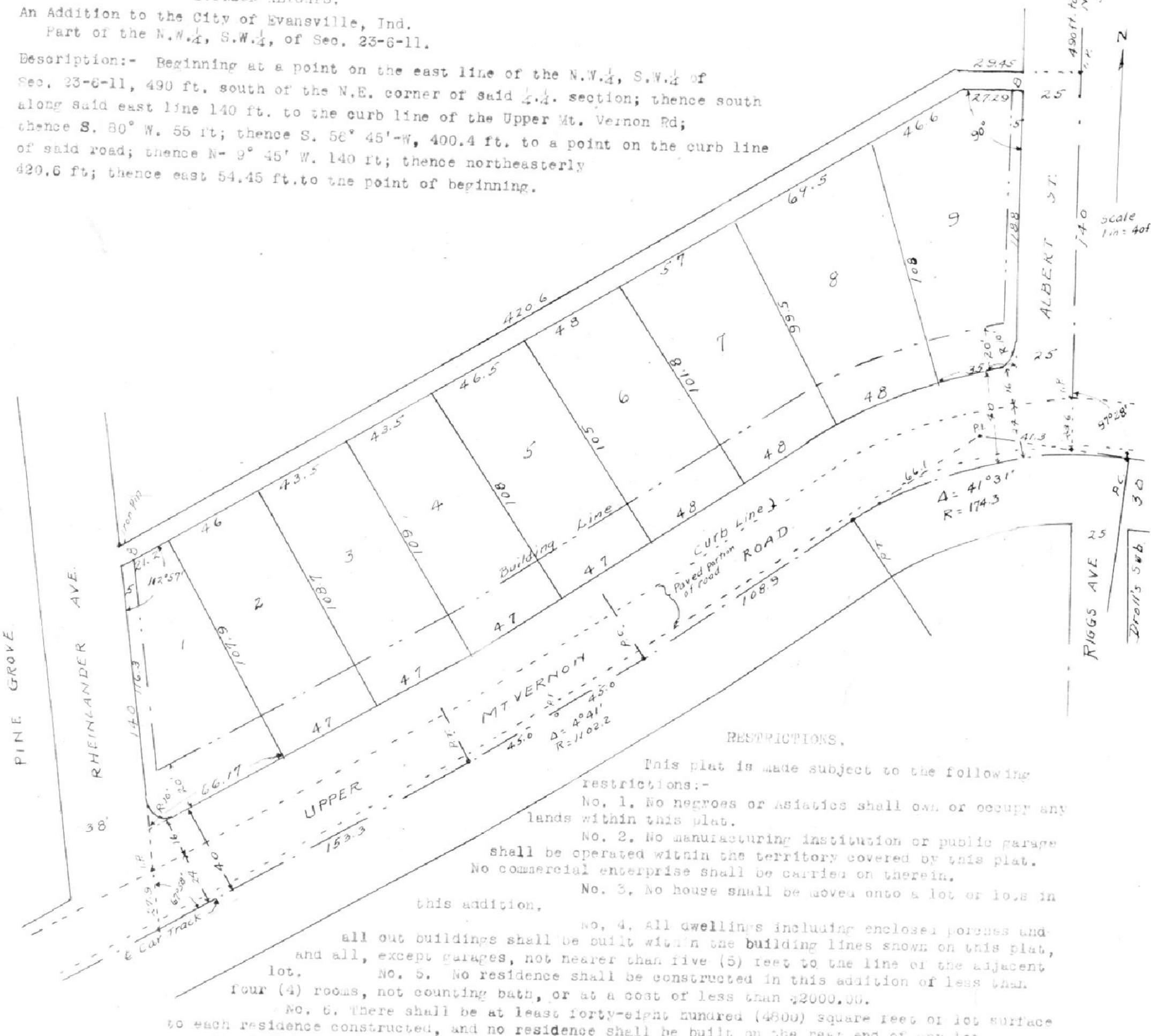
11519

PLAT
OF
STINSON HEIGHTS,

An Addition to the City of Evansville, Ind.
Part of the N.W.¼, S.W.¼, of Sec. 23-6-11.

Description:- Beginning at a point on the east line of the N.W.¼, S.W.¼ of Sec. 23-6-11, 490 ft. south of the N.E. corner of said ¼.¼. section; thence south along said east line 140 ft. to the curb line of the Upper Mt. Vernon Rd; thence S. 80° W. 55 ft; thence S. 58° 45'-W, 400.4 ft. to a point on the curb line of said road; thence N- 9° 45' W. 140 ft; thence northeasterly 420.6 ft; thence east 54.45 ft. to the point of beginning.



RESTRICTIONS.

This plat is made subject to the following restrictions:-

No. 1. No negroes or Asiatics shall own or occupy any lands within this plat.

No. 2. No manufacturing institution or public garage shall be operated within the territory covered by this plat. No commercial enterprise shall be carried on therein.

No. 3. No house shall be moved onto a lot or lots in this addition.

No. 4. All dwellings including enclosed porches and all out buildings shall be built within the building lines shown on this plat, and all, except garages, not nearer than five (5) feet to the line of the adjacent lot.

No. 5. No residence shall be constructed in this addition of less than four (4) rooms, not counting bath, or at a cost of less than $2000.00.

No. 6. There shall be at least forty-eight hundred (4800) square feet of lot surface to each residence constructed, and no residence shall be built on the rear end of any lot.

No. 7. In order to assure wholesome and congenial surroundings to persons dwelling in this addition, it is hereby required that all lots shall be kept free of rubbish, weeds, and unwholesome growths or substances.

No. 8. No structure other than a residence, as described in No. 5. of these restrictions, shall be used either temporarily or permanently for residential purposes.

No. 9. The foregoing limitations and restrictions shall operate in favor of each and all persons and shall, from time to time, respectively be the owner or owners of any lot or parcel of land in Stinson Heights, and may be enforced by one or more of such owners by injunction or other proper proceedings in the event of a violation or attempted violation of any such limitations or restrictions, or any part of them by any person.

State of Indiana, Vanderburgh County, S.S.

Before me, the undersigned, a notary public in and for said county and state, personally appeared the West Side Investment Co. by its officers Wm. E. Stinson and Charles F. Werner, its duly elected president and secretary, and acknowledged the execution of this plat.

Wm. E. Stinson, Pres.
Charles F. Werner, Secy.

Witness my hand and notarial seal, this 21 day of August, 1925.
My commission expires July 22, 1928.

Grace K. Werner, Notary Public.

APPROVED AUG. 24, 1925
Board of Public Works
Evansville, Ind.
Julius O. Artes
H. Herndon
G. A. Beard

APPROVED BY
CITY PLANNING COMMISSION
Aug. 22, 1925
Albion Fellows Bacon, Pres.
H. M. Dickman, Sec'y

(SEAL)
William L. Hitch
REGISTERED
No. 165
State of Indiana
Professional Engineer.

RECORDED.....AUGUST.....31, 1925

Henry Barker R. & C.
Opal Skinner D.R.V.C.