HEERDINK'S SUBDIVISION

#99119 Heerdink's Subdivision of a Part of the Northwest Quarter of Section 31, Twp. 6S., Range 9 West.

STATE OF INDIANA)
)S.S.
VANDERBURGH CO.)

Before me a Notary Public in and for said State and County personally appeared Anna M. Heerdink the proprieter thereof and acknowledged the execution of this plat

Witness my hand and notorial seal this 18 day of March 1940.

Anna M. Heerdink

My commission expires: April 30,1943. (Seal) Helen Schauer, Notary Public.

Approved by City Plan Commission of Evansville, Ind. Apr. 3, 1940
Plat Record No. 1 Page 39 H. W. Dickman, Pres. A. W. Schoettlin, Sec'y.

The undersigned Civil Engr. & Surveyor hereby certifies that the above plat is a correct drawing of a survey made according to the above description.

J. T. Hill (Seal)
Jos. T. Hill, C. E. Nov. 37.

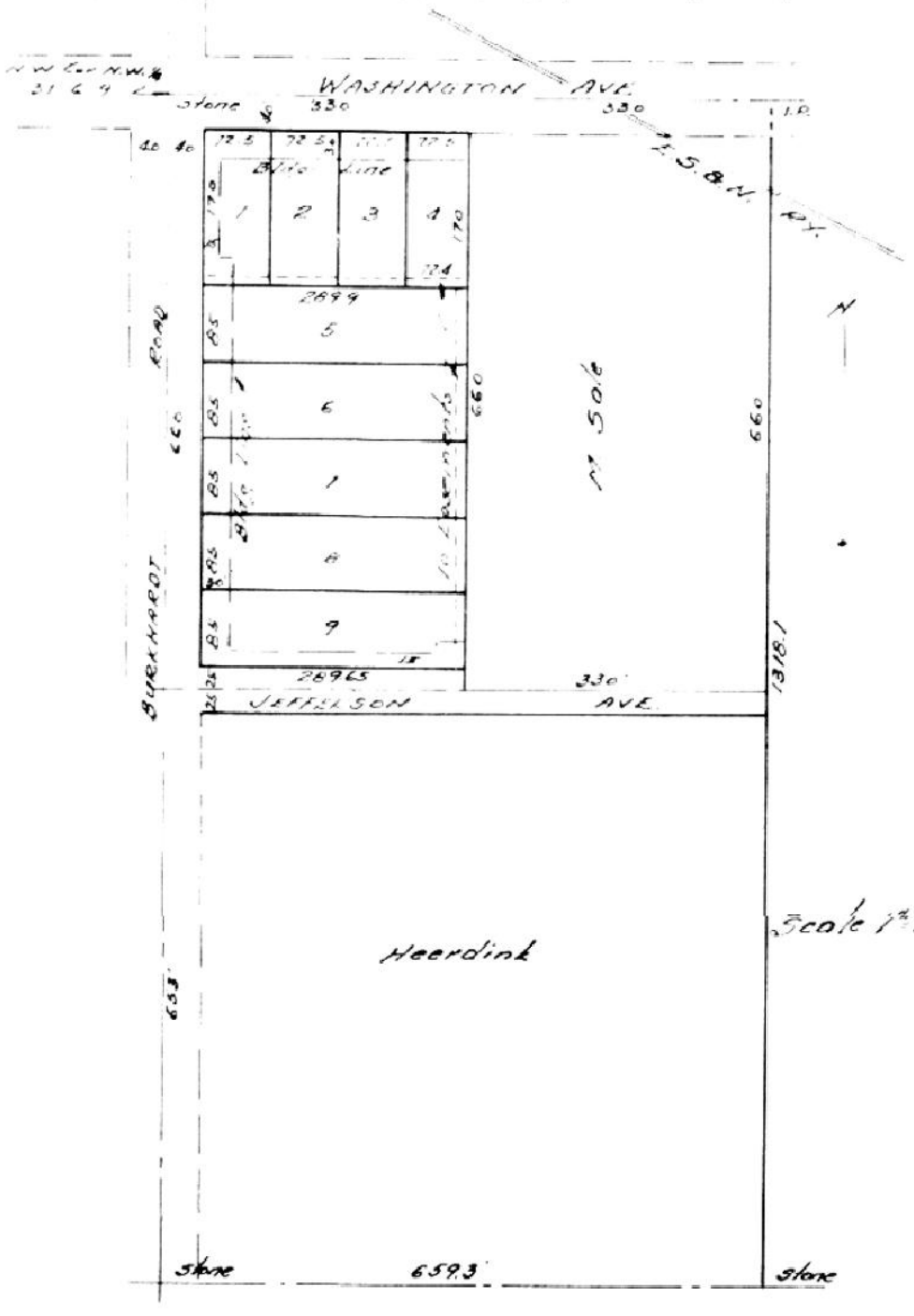
RESTRICTION TO BE MET BY
BUYERS OF LOTS IN THE NEW
HEERDINK SUBDIVISION

All lots in the tract shall be known and described as residential lots, and no structure shall be erected on any residential building plot other than one detached, single family-dwelling not to exceed two stories in height and a one or two car garage. No building shall be erected on any residential building plot nearer than 30 (thirty) feet to nor than farther than 50 (fifty) feet from the front lot line, nor nearer than 5 (five) feet from side lot line. (The side line restriction shall not apply to a garage located on the rear one-quarter of a lot, excepting corner lots, where no structure shall be permitted beyond the building line shown on plat.

No noxious nor commercial trade shall be carried on upon any lot nor shall anything be done thereon which may be or become an annoyance or nuisance to the neighborhood.

No race or nationality other than those for whom the premises are intended shall use or occupy any building on any lot, except that this covenant shall not prevent occupancy by domestic servants of a different race or nationality employed by an owner.

No trailer, basement, tent, shack, garage, barn, or other out-building in the tract shall at any time be used as a residence temporarily or permantly, nor shall any residence of a temporary character be permitted.



No structure shall be moved onto any lot unless it meets with the approval of the committee hereinafter referred to, or if there be no committee, it shall conform to and be in harmony with existing structures in the tract.

No building shall be erected on any lot within [illegible] 1400 be erected on front lots, to be known as [illegible] Avenue. Likewise no dwelling costing less than [illegible] be erected on any rear lot, those not conforming to [illegible] Avenue.

No residential lot shall be resubdivided into building lots thereby prohibiting the erection of more than one dwelling house on each lot as well as resubdividing for the sale of any separate portion of the original lot.

The breeding and raising of all livestock on any lot in this residential addition is and shall be strictly forbidden. Domestic animals such as dogs, cats, chickens, and the like do not fall under this prohibition: however, the raising of said domestic animals shall not be indulged in as a trade; such forms of business fall under the prohibitions laid down in paragraph two of these restrictions.

A prepetual easement is is reserved over the rear 10 (ten) feet of each lot for utility installation and maintenance.

Signed: Anna M. Heerdink

RECORDED.....APRIL.....10,1940.

For Cancellation of Restrictions
See Misc "S" Page 506
38916
6-9-49