BLOCK 2 - EAST LINCOLN

#23068

As laid out by the proprietor thereof, on part of the Northwest Quarter of Section 30, Township 6 South, Range 3 West Described as follows:

Commencing at a point on the West line of said quarter section three hundred and sixty (360) feet North of the Southwest corner of said quarter section said point being on the North line of Oak Street. Extending thence North along said West line one hundred and thirty- five (135) feet, thence East six hundred and sixty (660) feet, thence South one hundred and thirty-five (135) feet to the North line of Oak Street, thence West along said North line six hundred and sixty(660) feet to the place of beginning.

Numbers of lots and dimensions of same, widths of streets, easements, and building lines are as shown on plat.

Edward P. Peters
Lulu K. Peters
As Proprietors

STATE OF INDIANA)
VANDERBURGH CO.)

Before me, a notary public in and for said county and state, personally appeared Edward P. Peters and Lulu K. Peters, as proprietor, and acknowledged the execution of this plat.

Witness my hand and notarial seal this 2nd day of December, 1940.

My commission expires Oct. 14th, 1944. (Seal)
C. H. Trautwein, Notary Public

I the undersigned civil engineer and surveyor hereby certify that the above is a correct division of a survey made according to the above description.

C. V. Reuter, Professional Engineer
Registered No 870 State of Indiana (Seal)
Surveyed by W. Mark Saunders
Oct. 22, 1940.

W. Mark Saunders

Approved by City Plan Commission of Evansville, Ind. Dec. 5, 1940.
Plat Record No. 1 Page 81
E. V. Eickmeier, Pres
A. V. Feuerstein, Sec'y.

This Plat, Block Two (2) of "East Lincoln" is made subject to the following conditions and restrictions, which shall operate as covenants running with the title to land and all future conveyances of real estate platted in this plat shall be subject to these conditions and restrictions, whether or not such are expressly stated in the conveyance.

1. Easements for public utilities purposes are hereby created as shown on the plat.

2. No property in this plat shall be rented, leased, or traded to or conveyed to any other than the Caucasian race, except for those employed as domestic servants and employed by persons living on the lot.

3. Only residential buildings, single family dwellings together with out buildings and appurtenances necessary to the proper use thereof shall be erected on this subdivision.

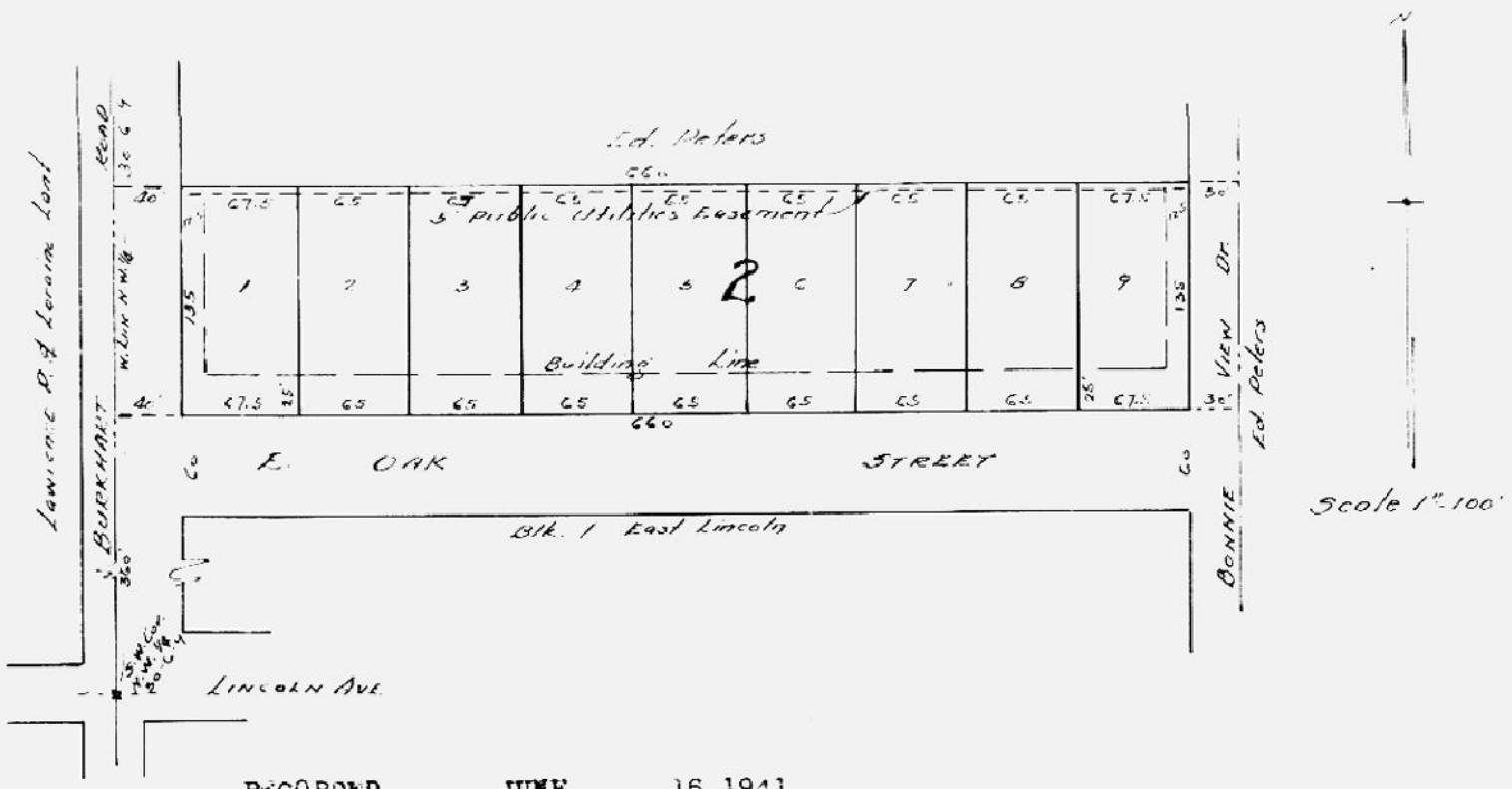
4. Any residence, including porches, whether open or closed, erected on any lot in this plat shall be within the building lines as shown on the plat and shall not be nearer than ten (10) feet to the side line of the lot.

5. No home shall be erected on any lot in this plat, the cost of which, exclusive of out buildings, shall be less than Two Thousand (2,000.00) Dollars. All residences and garages shall be built of first class material or better and shall be completed before the owner or occupants shall live therein.

6. No more than one full lot as subdivided.

7. No garage or barn, nor any dwelling shall be used as living quarters on any lot in this addition. No building shall be constructed for kennels, stables or chicken houses when used for any commercial purpose, nor, poultry, cows and hogs is strictly forbidden.

8. The present owners or any person who may hereafter acquire legal title to any property in this addition shall have the right to enforce the conditions and restrictions of this plat by injunction or other appropriate legal proceedings.



RECORDED..... JUNE..... 16, 1941.

Joseph A. Betz R.O.C.