LONG MEADOW
NE¼ SEC 32 TWP 6 S, RANGE 9 W.

Corrected - Sec 32 to Sec 31
See Misc R - Page 357
Inst. No. - 100988 — 2-2-51

6034

E OF INDIANA) S.S.
ERBURGH COUNTY)

BEFORE ME A NOTARY PUBLIC IN AND FOR SAID STATE AND COUNTY PERSONALLY APPEARED THE UNDERSIGNED OWNERS AND SUBDIVIDERS PERSONALLY ACKNOWLEDGE THE EXECUTION OF THIS PLAT.

AR J. MANN, MARY L. BONHAM, MARJORIE H. HUNTER, DOROTHY M. ACHILLES
ENA K. SCHMITT, JACOB H. MANN, NETTIE E. BASS, JULIA A. MANN
PENCE J. MANN, LUELLA E. BELL, WILBUR F. MANN

ESS MY HAND AND NOTORIAL SEAL THIS 7 DAY OF SEPTEMBER, 1945

VICTOR AHRENS
(SEAL) NOTARY PUBLIC

OMMISSION EXPIRES AUGUST 26, 1947

APPROVED BY CITY PLANNING COMMISSION
OF EVANSVILLE, INDIANA 11/7/45
PLAT RECORD NO.____ PAGE ____
ARTHUR H. DEITSCH, PRES.
D. G. DAVIS, SEC.

THE UNDERSIGNED CIVIL ENGINEER AND SURVEYOR HEREBY CERTIFIES THAT THE ABOVE PLAT IS A CORRECT DRAWING OF A SURVEY MADE ACCORDING TO THE DESCRIPTON.

(SEAL) CLARENCE W. DEEG
CLARENCE W. DEEG
PROFESSIONAL ENGINEER
REGISTERED NO. 1916
STATE OF INDIANA

PROTECTIVE COVENANTS

COVENANTS ARE TO RUN WITH THE LAND AND SHALL BE BINDING ON ALL PARTIES AND ALL PERSONS CLAIMING UNDER THEM UNTIL JANUARY 1, 1965, ICH TIME SAID COVENANTS SHALL BE AUTOMATICALLY EXTENDED FOR SUCCESSIVE PERIODS OF 5 YEARS UNLESS BY A VOTE OF A MAJORITY OF THE OWNERS OF THE LOTS IN THIS TRACT, IT IS AGREED TO CHANGE SAID COVENANTS IN WHOLE OR IN PART.

E PARTIES HERETO, OR ANY OF THEM, OR THEIR HEIRS OR ASSIGNS, SHALL VIOLATE OR ATTEMPT TO VIOLATE ANY OF THE COVENANTS HEREIN, IT BE LAWFUL FOR ANY OTHER PERSON OR PERSONS OWNING ANY REAL PROPERTY SITUATED IN THIS TRACT TO PROSECUTE ANY PROCEEDINGS AT LAW EQUITY AGAINST THE PERSON OR PERSONS VIOLATING OR ATTEMPTING TO VIOLATE ANY SUCH COVENANT AND EITHER TO PREVENT HIM OR THEM FROM ING OR TO RECOVER DAMAGES OR OTHER DUES FOR SUCH VIOLATION.

IDATION OF ANY ONE OF THESE COVENANTS BY JUDGMENT OR COURT ORDER SHALL IN NO WAY EFFECT ANY OF THE OTHER PROVISIONS WHICH SHALL N IN FULL FORCE AND EFFECT.

(A) ALL LOTS IN THIS TRACT SHALL BE KNOWN AND DESCRIBED AS RESIDENTIAL LOTS.

(B) ONLY ONE SINGLE FAMILY DWELLING, NOT TO EXCEED 2 ½ STORIES IN HEIGHT, SHALL BE PERMITTED ON ANY LOT IN THIS TRACT.

(C) NO RESIDENCE COSTING LESS THAN $10,000.00 SHALL BE PERMITTED ON ANY LOT IN THIS TRACT. THE GROUND FLOOR AREA OF THE MAIN TURE EXCLUSIVE OF ONE STORY OPEN PORCHES AND GARAGE SHALL BE NOT LESS THAN 1200 SQUARE FEET IN THE CASE OF A ONE STORY RTURE NOR LESS THAN 900 SQUARE FEET IN THE CASE OF 1½, 2 OR 2½ STORY STRUCTURE.

(D) NO BUILDING SHALL BE LOCATED ON ANY LOT NEARER THAN 90 (NINETY) FEET TO THE FRONT LOT LINE.

(E) NO TRAILER, BASEMENT, TENT, SHACK, GARAGE, BARN OR OTHER OUTBUILDING ERECTED IN THIS TRACT SHALL AT ANY TIME BE USED AS A ENCE TEMPORARILY OR PERMANENTLY, NOR SHALL ANY STRUCTURE OF A TEMPORARY CHARACTER BE USED AS A RESIDENCE.

(F) ONLY 1 PRIVATE GARAGE FOR NOT MORE THAN 3 CARS SHALL BE PERMITTED.

(G) NO NOXIOUS OR OFFENSIVE TRADE OR ACTIVITY SHALL BE CARRIED ON UPON ANY LOT NOR SHALL ANYTHING BE DONE THEREON WHICH MAY BE COME AN ANNOYANCE OR NUISANCE TO THE NEIGHBORHOOD.

(H) THE OWNER OF ANY VACANT LOT SHALL, AT LEAST ONCE A YEAR, MOW ALL WEEDS.

(I) NO LOT IN THIS SUBDIVISION MAY BE RE SUBDIVIDED OR REPLATTED.

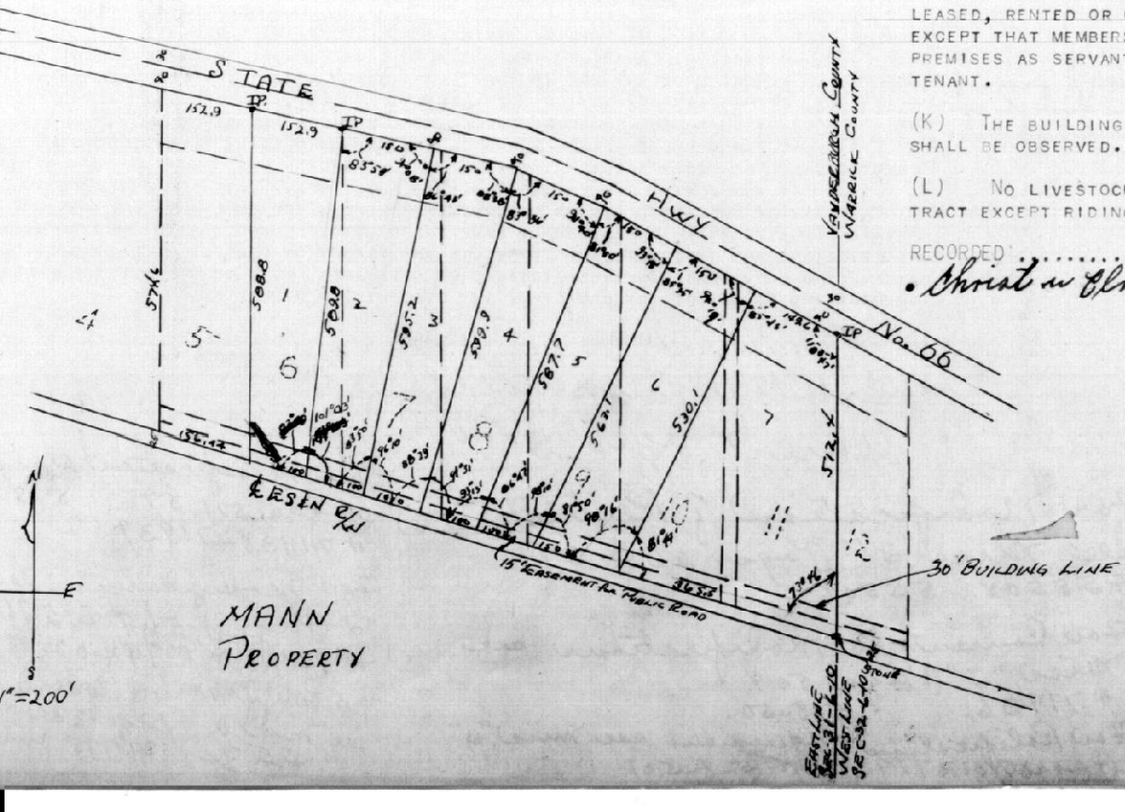
(J) NO LOT IN THIS SUBDIVISION SHALL BE SOLD, LEASED, RENTED OR OCCUPIED BY A NEGRO OR NEGROES EXCEPT THAT MEMBERS OF THIS RACE MAY OCCUPY THE PREMISES AS SERVANTS DOMICILED WITH THE OWNER OR TENANT.

(K) THE BUILDING LINE ON THE BACK OF THESE LOTS SHALL BE OBSERVED.

(L) NO LIVESTOCK SHALL BE KEPT ON ANY LOT IN THIS TRACT EXCEPT RIDING HORSES.

RECORDED .....NOVEMBER.....20, 1945
• Christ in Elmendorf a v c

MANN PROPERTY



Easement Applying to Lot pt 7
Book 3087