

STATE OF NEBRASKA COUNTY OF WASHINGTON) SS 1911
ENTERED IN NUMERICAL INDEX AND FILED FOR RECORD
THIS 10th DAY OF May A.D. 1994
AT 11:50 O'CLOCK A.M. AND RECORDED IN BOOK
229 AT PAGE 374
COUNTY CLERK Charlotte L. Petersen
DEPUTY Karen Madison

374

FILED

54 MAY 10 AM 11:50

CHARLOTTE L. PETERSEN
WASHINGTON COUNTY CLERK
BLAIR, NEBR.

Residential Dwelling

- No lot shall be used except for residential purposes. Each lot shall not have more than one single family dwelling.
- Any residential dwelling shall have a minimum of 1500 square feet of living space.
- Residential building design shall be in conformity with good architectural practice. In general, designs shall be compatible with the environment and will require exteriors of wood, stone, or brick.
- No structure of a temporary character; trailer, basement, tent, shack shall be erected upon or used, on any lot at any time as a residence.
- A dwelling on which construction has begun must be completed within one (1) year from the date the foundation was dug for said building.
- Additions to houses and patio enclosures or covers must be designed and constructed of materials compatible with the existing house.
- No advertising signs, billboards, unsightly objects or nuisances shall be erected, placed, or permitted on any lot; except one sign per lot consisting of more than 6 square feet of advertising a lot. "For Sale" or "Garage Sale" signs shall be allowed.
- The premises shall not be used in any way or for any purpose which may endanger the health or unreasonably disturb the owner of surrounding lots.
- No repair of any boats, autos, motorcycles, trucks, campers or similar vehicles requiring a continuous time period in excess of 14 days shall be permitted on any lot at any time. Nor shall vehicles offensive to the neighborhood be visibly stored, parked, or abandoned on any lot.
- No unused building material, junk or rubbish shall be left exposed on the lot except during actual building operations, and then only in as neat and inconspicuous a manner as possible.
- Vacant lots shall not be used for dumping of waste.
- No dog runs or kennels may be constructed or installed on any lot.
- No hunting or target shooting with firearms shall be allowed on the property - unless with permission of property owners.
- No motor vehicle may be parked or stored outside on any residential lot except vehicles driven on a regular basis by the occupants of the dwelling located in the lot.
- The covenants shall be in accordance with Washington County's Residential Animal Keeping Regulations (see attached).

Recorded _____
G. _____
Numbered _____
Photostat _____

Leota M. Thomson
5-9-94 374

Owners Signature
James D. Thomson
5-9-94