

161

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STATE OF NORTH CAROLINA

COUNTY OF RANDOLPH

RESTRICTIVE COVENANTS

LAWRENCE W. EARNHARDT and wife, EVELYN EARNHARDT, first being duly sworn, depose, and say:

That they are citizens and residents of Randolph County, North Carolina, and are the owners of that certain tract of land which has been subdivided into four lots as the same are depicted on a plat entitled "Lawrence W. Earnhardt Subdivision" recorded in Plat Book 21, at Page 61, in the office of the Register of Deeds for Randolph County.

That the said owners, in order to promote a well classified and regulated residential subdivision do hereby place upon the said property the following restrictive covenants:

- (1) This property shall be for single or mutiple family residential use only, and no building shall be constructed on any of the lots except for single or multiple family residential use, private garage, storage rooms, or other rooms for domestic purposes.
- (2) No residence or any other building for domestic purposes authorized under these restrictions shall be constructed so any concrete or cement blocks shall be showing from the outside of said buildings.
- (3) There shall be no outside toilets on any of the lots, but each residence shall provide sewage disposal through the use of approved septic tanks or connected with an approved underground sanitary sewage system.
- (4) There shall be no swine pens or enclosures maintained and no swine kept on the premises.
- (5) No house trailers or mobile homes shall be parked, kept or maintained on any of these lots.
- (6) No junk cars shall be kept on any of these lots.
- (7) No commercial, industrial, or any business buildings of any kind shall be constructed on any of thes lots or promoted on the property.
- (8) No offensive activity that may become a nuisance or annoyance to the neighborhood shall be maintained on any of these lots.
- (9) No cemetery, private or public, shall be permitted on these lots.
- (10) All outbuildings peracted under these restrictions shall be of new material, and shall be painted, if of material customarily painted. Outbuildings shall be permitted on this property for the purpose of sheltering and keeping livestock, or fowl.

The above covenants and conditions are placed on the said property as a part of a general scheme or plan of development for the benefit of all

owners and future owners of any portion of the property described. Said Covenants shall be binding upon the present owners, their successors, heirs and assigns, and shall be covenants running with the land and binding on all future owners.

These restrictive covenants shall be perpetual .

IN TESTIMONY WHEREOF, Lawrence W. Earnhardt and wife, Evelyn Earhardt, have hereunto set their hands and seals, this the 31st day of March, 1981.

Lawrence W. Earnhardt (SEAL)
Lawrence W. Earnhardt

Evelyn Earnhardt (SEAL)
Evelyn Earnhardt

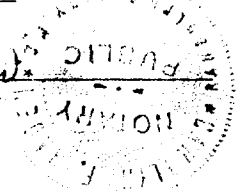
STATE OF NORTH CAROLINA

COUNTY OF RANDOLPH

I, Carolyn F. Haden, a Notary Public of said County and State aforesaid, do hereby certify that Lawrence W. Earnhardt and wife, Evelyn Earnhardt, personally appeared before me this day and duly acknowledged the execution of the foregoing instrument in writing for the purposes therein set forth.

WITNESS my hand and notarial seal, this the 31st day of March, 1981.

Carolyn F. Haden
Notary Public



My commission expires:
January 8, 1985

NORTH CAROLINA — Randolph County

The foregoing certificate(s) of

Carolyn F. Haden

Notary Public of

Randolph Co., NC

is (are) certified to be correct. This instrument was presented for registration and recorded in this office at Book 1126, Page 161, This 7 day of April, 1981 at 10:50 o'clock A. M.

Annie Shaw, Register of Deeds

By Barbara Shaver, Deputy Register of Deeds