


NORTH CAROLINA
① RANDOLPH COUNTY

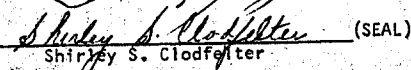
RESTRICTIVE COVENANTS FOR McDOWELL ACRES SUBDIVISION, SECTION NO. 2, A PLAT OF WHICH IS RECORDED IN THE OFFICE OF THE REGISTER OF DEEDS FOR RANDOLPH COUNTY, NORTH CAROLINA IN PLAT BOOK 13 AT PAGE 18.

KNOW ALL MEN BY THESE PRESENTS that BOBBY R. CLODFELTER and wife, SHIRLEY S. CLODFELTER are the owners and developers of the subdivision known as McDowell Acres, Section 2, a plat of which is duly recorded in the office of the register of deeds for Randolph County, North Carolina in Plat Book 13 at Page 18, does hereby covenant and agree with all persons, firms, or corporations now owning or hereafter acquiring any property in said subdivision that all lots in said subdivision are hereby subject to the following restrictions as to the use thereof, running with said lands, by whomsoever owned, to-wit: save and except Lot #19, Block E, whereby Restriction 8 shall not apply except in the event the McDowell House is torn down, this restriction shall apply to new construction. This property shall not be used for industrial or commercial use.

2. No residence shall be built nearer the front property line than forty (40) feet or the side line than ten (10) feet.
3. No hog pens of any kind shall be permitted on the property; there shall be no outside toilets permitted on the property and all sewage disposal shall be made through the use of approved septic tanks.
4. No permanent residence shall be built upon less than a minimum of 20,000 square feet.
5. Only single family dwellings shall be built on this property.
6. No residence shall be built that shall have less than 1,000 square feet of heated floor space on the first floor, exclusive of carports, porches or garages.
7. There shall be no junk automobiles allowed on the property.
8. No imitation siding may be used and no cement blocks can be left showing from the outside appearance.
9. There shall be no shell homes permitted on the property.
10. There shall be no mobile homes permitted on the property.

IN WITNESS WHEREOF the Grantors have hereunto set their hands and seals; this the 3rd Day of May, 1968.

 (SEAL)
Bobby R. Clodfelter

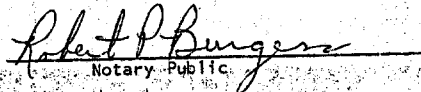
 (SEAL)
Shirley S. Clodfelter

NORTH CAROLINA
RANDOLPH COUNTY

I, Robert P. Burgess, a Notary Public for said State and County do hereby certify that Bobby R. Clodfelter and wife, Shirley S. Clodfelter personally appeared before me this day and acknowledged their execution of the foregoing instrument.



Witness my hand and notarial seal, this the 3rd day of May, 1968.


Notary Public.

My commission expires: May 20, 1970

NORTH CAROLINA - Randolph County

The foregoing certificate(s) of Robert P. Burgess
Notary Public of Randolph County, N.C.

is (are) certified to be correct. This instrument was presented for registration and recorded in this office at Book _____ Page _____ This 8th day of May, 1968 at 12:55 o'clock P.M.

Annie Shaw, Register Deeds
By Shirley Jones, Deputy Register of Deeds