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NORTH CAROLINA  
RANDOLPH COUNTY

RESTRICTIVE COVENANTS on GREENWOOD ACRES,  
Plat Book 13, at page 20.

KNOW ALL MEN BY THESE PRESENTS that we, Joe F. Lambeth and his wife Beatrice B. Lambeth, of said County and State, do hereby covenant and agree with all persons, firms or corporations hereafter acquiring any of the property in the subdivison known as GREENWOOD ACRES, Trinity Township, Randolph County, North Carolina, in the manner and form as follows:

W I T N E S S E T H:

That whereas Joe F. Lambeth and wife Beatrice B. Lambeth are the owners of all of the lots in the subdivison herein named, and

Whereas all of said lots are so situated as to comprise a neighborhood unit of a subdivision known as GREENWOOD ACRES, and it is the intent and purpose of the said Joe F. Lambeth and wife Beatrice B. Lambeth, to convey the said lots now owned by them to persons who will erect thereon residences to be used for family purposes; and

Whereas, all of the parties desire to establish a general scheme or plan regarding the use and enjoyment of said lots owned by them for the benefit of the prospective purchasers and to restrict the use of said lots in a uniform manner and to put all persons on notice of such restrictions as shall be hereafter set forth:

NOW THEREFORE, the said Joe F. Lambeth and his wife Beatrice B. Lambeth, do hereby agree, publish and declare that the lots owned by them and shown on the said map or plat of GREENWOOD ACRES, plat book 13, page 20, in the Office of the Register of Deeds for Randolph County, North Carolina shall be subject to the restrictions hereafter set forth which shall constitute covenants running with the land and do agree, publish and declare that the deeds hereafter made by them for any of

said lots shall be made subject to the restrictions set out as follows:

- 1- This property shall be used for residential purposes only.
- 2- No residence shall be built nearer the front property line than 40 feet.
- 3- No hog pens of any kind shall be permitted on the property.
- 4- There shall be no outside toilets permitted on the property and all sewerage disposal shall be made through the use of approved septic tanks.
- 5- No residence shall be built upon less than a minimum of four units as set out in the plat herein referred to.
- 6- No residence shall be built that shall have less than 1,000 square feet of 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 or no cement blocks can be left showing from the outside appearance.
- 9- There shall be no trailer homes of any kind permitted on the property.
- 10- There shall be no shell type homes of any kind permitted, on the property.

IN WITNESS WHEREOF, the said Joe F. Lambeth and his wife Beatrice B. Lambeth have hereunto set their hands and seals this the ~~14~~ <sup>4</sup> day of ~~May~~ <sup>June</sup>, 1968.

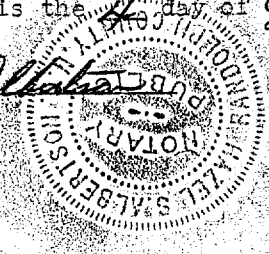
Joe F. Lambeth (SEAL)  
Beatrice B. Lambeth (SEAL)

NORTH CAROLINA  
RANDOLPH COUNTY

I, Harold S. Albertson, a Notary Public, do hereby certify that Joe F. Lambeth and his wife Beatrice B. Lambeth, personally appeared before me this day and acknowledged the due execution of the annexed instrument.

Witness my hand and notary seal, this the ~~14~~ <sup>4</sup> day of ~~May~~ <sup>June</sup>, 1968.

Harold S. Albertson  
 NOTARY PUBLIC



Comm. Exp.: May 20, 1970  
 The foregoing certificate(s) of Harold S. Albertson  
 Notary Public of Randolph Co., N.C.  
 is (are) certified to be correct. This instrument was presented for registration and recorded in this office at Book \_\_\_\_\_, Page \_\_\_\_\_  
 This 17<sup>th</sup> day of June, 1968  
 at 11:05 o'clock A.M.  
 Annie Shaw, Register of Deeds  
 By Shirley Jones, Deputy  
 Register of Deeds