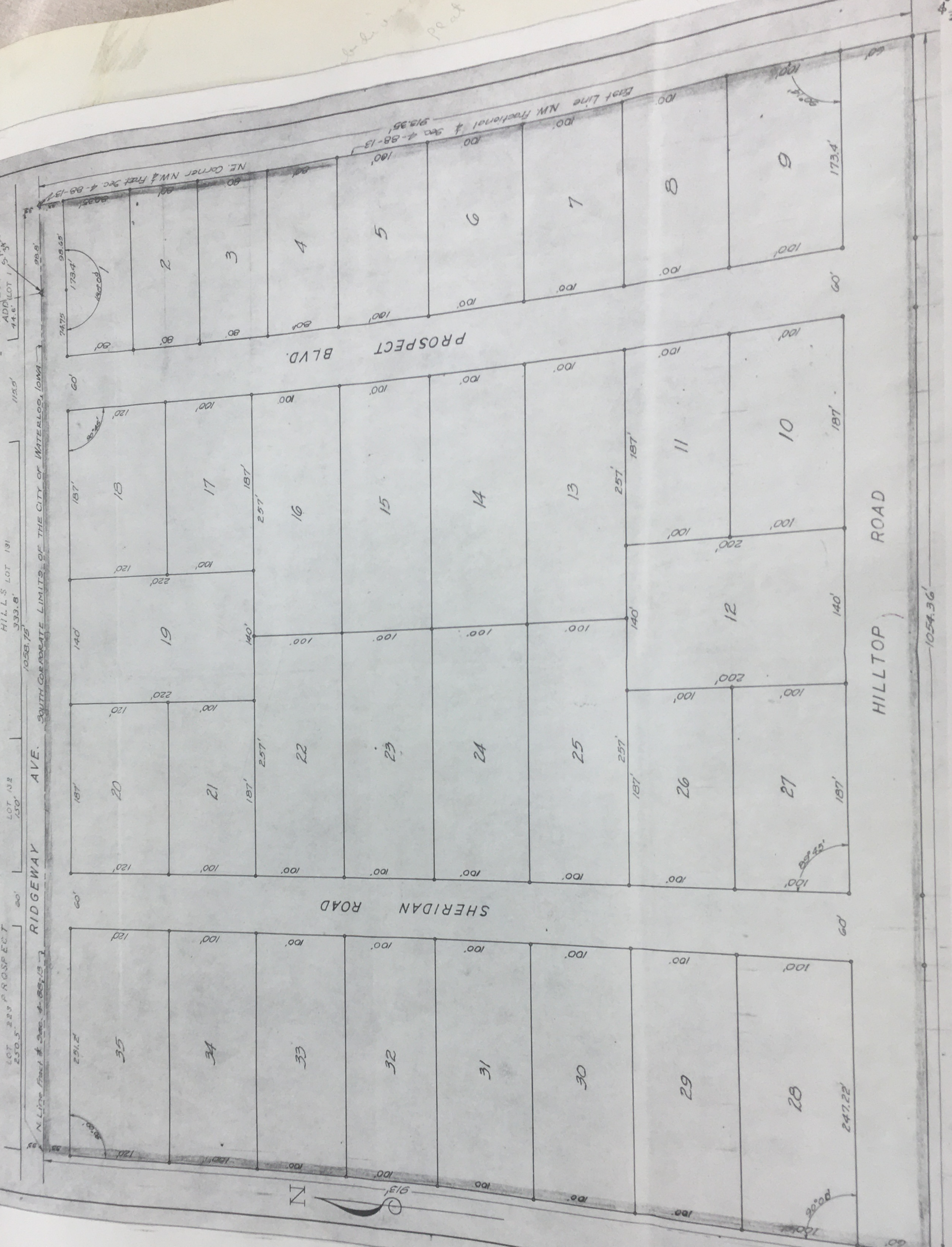


PROSPECT VIEW SUBDIVISION  
LOCATED IN N.W. FR. 1/4, SECTION 4, T.88 N., R. 13 W.  
BLACK HAWK COUNTY, IOWA.

JULY, 1941.  
SCALE 1"=50'  
LOT 289 PROSPECT  
250.5'

E.E. SCHENK,  
CIVIL ENGINEER  
WATERLOO, IOWA.

SOUTH  
PROSPECT  
PAVED LOT 1  
44.6'



For amendment to Plat see  
Book of Plats, Page 184



No building other than a single detached dwelling house, with or without a garage, shall be erected on any lot. No old or previously

from the date of this instrument.

form to and preserve said restrictions for the period of twenty-five years covenant to the owners of said lots, their successors and assigns to con- title or interest in any of said lots shall be taken and held to agree and And all persons who now or hereafter shall acquire any right

hereinafter set forth.

and are hereby restricted as to their use and occupancy in the manner for ourselves and our grantees that the lots shown in said plat shall be And in consideration of the premises we covenant and agree,

plat.

for public use forever, all the streets and avenues as shown on said in accordance with our desire, and we do hereby dedicate to the public, subdivision as it appears on said plat is with our free consent and VIEW SUBDIVISION, as shown by said plat hereto attached; that said land to be surveyed and platted, to be hereafter known as PROSPECT CIVIL Engineer, of date July 25th, 1941, have caused said tract of and described in the attached certificate of survey of E. E. Schenk,

Beginning at the Northeast corner of the Northwest fractional quarter of Section 4, Township 88, Range 13; thence South along the East line of said fractional quarter a distance of 913.35 feet; thence West a distance of 1054.36 feet; thence North a distance of 913 feet to the North line of said Section 4, Township 88, Range 13; thence East along the North line of said Section 4, Township 88, Range 13 a distance of 1058.75 feet to the point of beginning,

described tract of land situated in Black Hawk County, Iowa, to-wit: husband and wife, of Black Hawk County, Iowa, owners of the following

That we, H. C. DIXON and *Lowell A. Dixon*, Dixon,

KNOW ALL MEN BY THESE PRESENTS:

DEDICATION

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An easement is hereby specifically reserved as to each lot of the right of use along the rear property line and along the side lines of such lot for permanent overhead or underground electric and communication feeder or service facilities, with poles and other appurtenances necessary thereto, together with the right of proprietors of such electric or communication facilities to trim trees to maintain a two-foot clearance for wires along permanent overhead routes, and an easement is also specifically reserved

plan.

for the time being owning or occupying any of the land included in said be permitted or maintained which shall be a nuisance to the person or persons kept for sale upon any lot of land in said subdivision, nor shall anything No spirituous or intoxicating liquor shall be manufactured, sold or persons other than of the Caucasian race.

No lot or portion thereof shall be sold, leased or rented to any contain a portion.

of the street frontage of a platted lot of which such adjacent property may street frontage of each adjacent property shall be equal to or in excess of subdivision of subdivisions may contain a portion, provided that, however, the or in excess of the street frontage of any platted lot (of which such combination of lot subdivisions which present a street frontage equal to

of a dwelling house otherwise conforming to these restrictions, upon a of any lot. The restrictions in this paragraph shall not prevent the erection side or rear lot lines. No building shall be erected upon any subdivision

No building shall be erected upon any lot within ten feet of the feet of the front lot lines of the respective lots. shall be erected on any other lot in said subdivision within seventy-five and 35 within ninety feet of the front lines of said lots. No building

No building shall be erected on lots numbered 1, 2, 3, 4, 5, 6, 7, 8 and 9 within sixty-five feet of the front lot lines of said lots. No building shall be erected on lots numbered 28, 29, 30, 31, 32, 33, 34 and 35 within ninety feet of the front lines of said lots. No building

erected at a cost of less than Eight Thousand Dollars (\$8,000.00). No building erected shall be used for any purpose other than that of a private dwelling house only.