

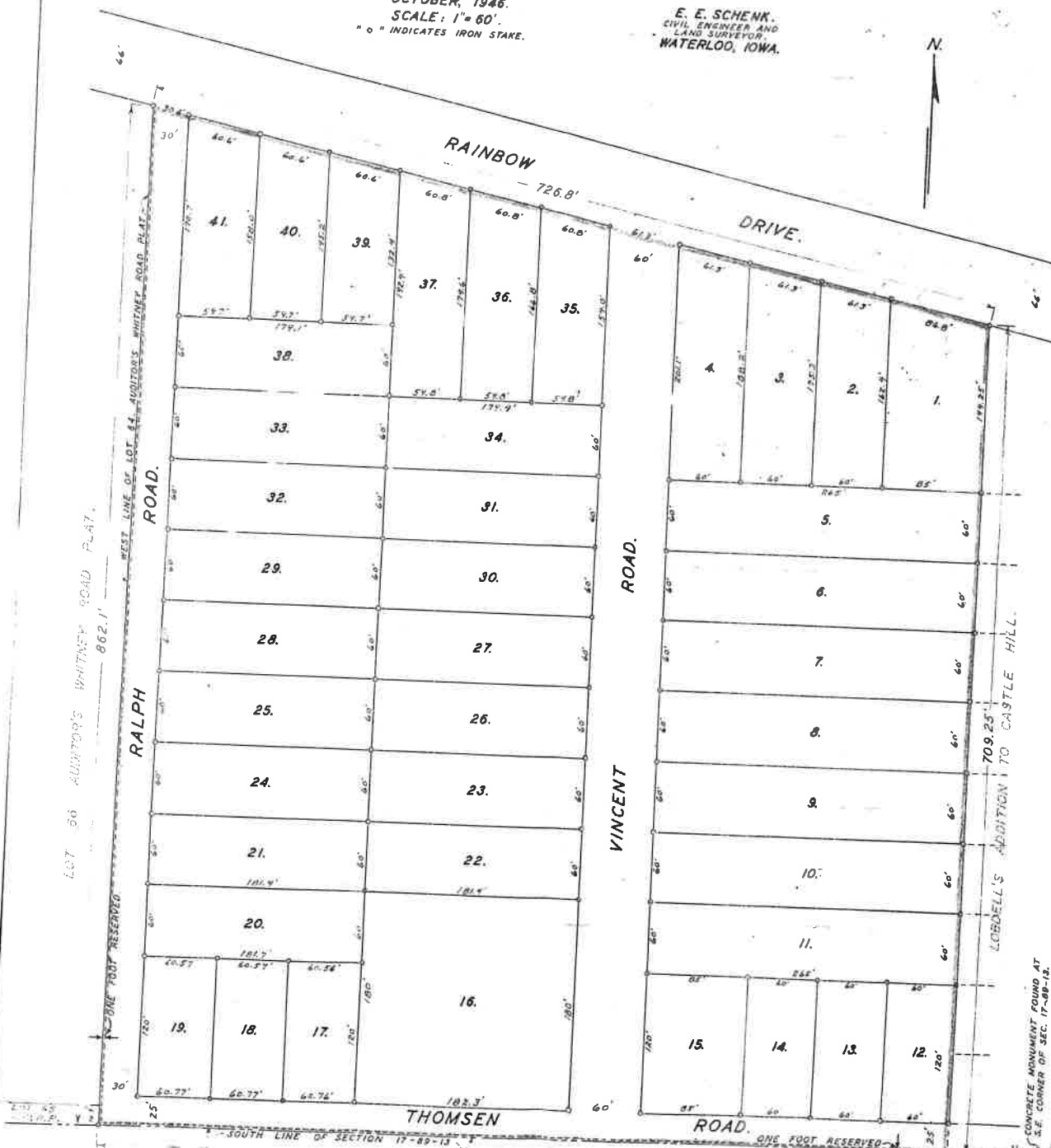
H-162

For Amendment to Restrictions See
Book 115 this cellaneous Record Page 123

LOBDELL'S SECOND ADDITION TO CASTLE HILL. IN BLACK HAWK COUNTY, IOWA.

OCTOBER, 1946.
SCALE: 1" = 60'.
"O" INDICATES IRON STAKE.

E. E. SCHENK.
CIVIL ENGINEER AND
LAND SURVEYOR.
WATERLOO, IOWA.



ENGINEER'S CERTIFICATE OF SURVEY OF
LOBBELL'S SECOND ADDITION TO CASTLE HILL
IN BLACK HAWK COUNTY, IOWA.

STATE OF IOWA

SS:

COUNTY OF BLACK HAWK

I, E. E. Schenk, Civil Engineer and Land Surveyor of Waterloo, Iowa, hereby certify that I have made a survey of what is to be known as "LOBBELL'S SECOND ADDITION TO CASTLE HILL" in Black Hawk County, Iowa, which is located on and embraces the following described premises, to-wit:

Lot No. 64 of Auditor's Whitney Road Plat, in Section 17,
Township 89 North, Range 13 West of the Fifth Principal
Meridian, except the East 565.25 feet thereof.

I further certify that the accompanying plat is a true representation of such survey and is made in accordance with my field notes thereof; that the figures on said plat representing distances are in feet and decimals of feet; that the location of roads, streets, avenues, lots and their respective names, numbers, widths, courses and dimensions are to be as shown on the accompanying plat, that said survey and plat contain and show any surpluses and/or deficiencies from former surveys; and that iron stakes are set at all lot corners.

The West one foot in width of Ralph Road and the South one foot in width of Thomsen Road as shown and designated on the accompanying plat, are each reserved by the owner or owners from use as a street or highway until such time as the owner or owners of the property abutting on Ralph Road on the West side and/or abutting on Thomsen Road on the South side shall grant or dedicate to the public for street purposes a strip of land not less than thirty feet in width and abutting upon the said Ralph Road and a strip of land not less than twenty-five feet in width and abutting upon the said Thomsen Road, so that such Roads may be immediately opened to the public a full sixty and fifty feet, respectively. Upon the granting of each such strip of abutting ground as aforesaid, the particular one foot reservation affected shall automatically cease and be of no further effect, and each one foot strip shall thereupon be a part of said Road, the same as though fully dedicated without reservation at this time.

WITNESS my hand and seal at Waterloo, Iowa, this 19th day
of October, A. D., 1946.


Ernest E. Schenk, Civil Engineer
and Land Surveyor.



TO THE PUBLIC:

P L A T

STATE OF IOWA

BLACK HAWK COUNTY

} SS.

KNOW ALL MEN BY THESE PRESENTS:

That Ralph V. Lobdell and Minnie F. Lobdell, his wife, of Black Hawk County, Iowa, being desirous of making and laying out an addition to the Town of Castle Hill in Black Hawk County, Iowa, do hereby and by these presents designate and set apart the premises described in the Certificate of Ernest E. Schenk, Civil Engineer and Land Surveyor of Waterloo, Black Hawk County, Iowa, dated October 19, A. D. 1946, as set out and designated on the plat of said premises made by the said Ernest E. Schenk, Civil Engineer, which statement and plat are attached hereto to be hereinafter known, called and described as:

"Lobdell's Second Addition to Castle Hill"

in Black Hawk County, Iowa.

The said plat of said Addition as appears on said plat and Engineer's Certificate is made with the free consent and in accordance with the desires and wishes of the undersigned proprietors and owners of said Addition and with this statement and plat, the undersigned are filing a Declaration of Restrictions and limitations in the use and occupancy of said property.

Dated and signed this 30th day of October, 1946.

Ralph V. Lobdell
Minnie F. Lobdell

STATE OF IOWA

COUNTY OF BLACK HAWK

} SS.

BE IT REMEMBERED, on this 30th day of October, 1946, before me, James G. Clark, a Notary Public in and for the County of Black Hawk, and State of Iowa, personally appeared Ralph V. Lobdell and Minnie P. Lobdell, his wife, to me known to be the persons named in and who executed the foregoing instrument, and acknowledged the execution of the same as their voluntary act and deed.

IN WITNESS WHEREOF, I have hereunto signed my name and affixed my Notarial Seal the day and year last above written.



James G. Clark
Notary Public in and for
Black Hawk County, Iowa

DECLARATION OF RESTRICTIONS

STATE OF IOWA }
COUNTY OF BLACK HAWK } SS.

That the said Ralph V. Lobbell and Minnie F. Lobbell, his wife, have executed the plat of "Lobbell's Second Addition to Castle Hill" in Black Hawk County, Iowa, and having dedicated said plat and the public streets as shown thereon, desire to place certain limitations and restrictions as herein-after set out and provided on the use and occupancy of the lots, same being for the use and benefit of the present owners and those who may hereafter acquire title to said property.

NOW, THEREFORE, in consideration of the premises, Ralph V. Lobbell and Minnie F. Lobbell, his wife, for themselves, their successors and assigns and for all future grantees of said lots hereby provide, as follows:

1. All residences shall be erected at least twenty-five (25) feet from the front line of the lots and shall not be closer than ten (10) feet to the ownership lines.
2. Not more than one residence shall be erected and occupied on each lot and such house must be finished, and painted on the outside, before it can be occupied.
3. No outdoor toilets shall be permitted in this addition and no trailers are to be used for living purposes and no one shall be permitted to live in garages or basements.
4. The minimum cost of each house shall be Thirty-five Hundred and no/100 Dollars (\$3500.00).
5. No person other than a member of the Caucasian Race shall own, rent, lease or occupy any of the property covered by this plat.
6. There shall be reserved for use of public utilities an easement of four (4) feet at the rear of each lot for the construction, maintenance and development of utility improvements.

Dated and signed this 30th day of October, 1946.

Ralph V. Lobbell
Minnie F. Lobbell

CERTIFICATE OF APPROVAL

TO THE RECORDER OF BLACK HAWK COUNTY, IOWA:

This is to certify that the following is a true and correct copy of a Resolution passed and adopted by the Town Council of the Town of Castle Hill in Black Hawk County, Iowa, at a regular meeting of said Town Council held by said Council on the 4th day of November, 1946:

"BE IT RESOLVED, by the Town Council of the Town of Castle Hill, Black Hawk County, Iowa:

That the plat heretofore filed and to be known as:

'Lobbell's Second Addition to Castle Hill' in Black Hawk County, Iowa,

is hereby accepted and approved by the Council and the Mayor and the Town Clerk are hereby instructed to file a certified copy of this Resolution with the Recorder of Black Hawk County, Iowa."

Passed and adopted this 4th day of November, 1946.

C. H. Stephens
MAYOR
C. H. Stephens
TOWN CLERK

It is further certified that the incorporated Town of Castle Hill in Black Hawk County, Iowa, does not have a City Plan Commission.

IN WITNESS OF THE ABOVE, we have hereunto set our hands and affixed our Official Seal, this 4th day of November, 1946.

Attest:

C. H. Stephens
TOWN CLERK

-2-

STATE OF IOWA }
BLACK HAWK COUNTY } SS.

BE IT REMEMBERED, on this 30th day of October, 1946, before me, James G. Clark, a Notary Public in and for the County of Black Hawk, and State of Iowa, personally appeared Ralph V. Lobbell and Minnie F. Lobbell, his wife, to me known to be the persons named in and who executed the foregoing instrument, and acknowledged the execution of the same as their voluntary act and deed.

IN WITNESS WHEREOF, I have hereunto signed my name and affixed my Notarial Seal the day and year last above written.

James G. Clark
Notary Public in and for
Black Hawk County, Iowa



STATE OF IOWA }
BLACK HAWK COUNTY } SS.

I, Anna M. Decker, County Treasurer of Black Hawk County, Iowa, do hereby certify that the land laid out in lots, blocks and streets to be known as "Lobbell's Second Addition to Castle Hill" in Black Hawk County, Iowa, is free from taxes and tax liens as shown by the records of my office.

WITNESS MY HAND, this 8th day of November, 1946.

Anna M. Decker
County Treasurer of Black Hawk
County, Iowa

STATE OF IOWA }
BLACK HAWK COUNTY } SS.

I, I. W. Blough, Clerk of the District Court of Iowa, in and for Black Hawk County, do hereby certify that the land laid out in lots, blocks and streets as shown by the attached plat to be known as "Lobbell's Second Addition to Castle Hill" in Black Hawk County, Iowa is free from all judgments, attachments, mechanic's or other liens as appears and is shown by the records of my office.

WITNESS MY HAND and official seal hereto attached, this 8th day of November, 1946.

I. W. Blough
Clerk of the District Court of
Iowa, in and for Black Hawk County

STATE OF IOWA }
BLACK HAWK COUNTY } SS.

I, Pearl Roberts, County Recorder in and for Black Hawk County, Iowa, do hereby certify that the title to the land embraced in the attached plat to be hereafter known as "Lobbell's Second Addition to Castle Hill" in Black Hawk County, Iowa is in fee in the name of Ralph V. Lobbell, and that the same is free from encumbrance as shown by the records of my office.

WITNESS MY HAND, this 8th day of November 1946.

STATE OF IOWA }
BLACK HAWK CO. } SS.

Pearl Roberts
COUNTY RECORDER
BLACK HAWK COUNTY, IOWA

Indexed
Compared
Paid
2.70

Pearl Roberts
County Recorder of Black
Hawk County, Iowa

Entered for taxation
this 8th day of Nov 1946
Bailey Barnes
Auditor
John A. Jones
Deputy