

LOBDELL'S ADDITION TO CASTLE HILL.

IN BLACK HAWK COUNTY, IOWA.

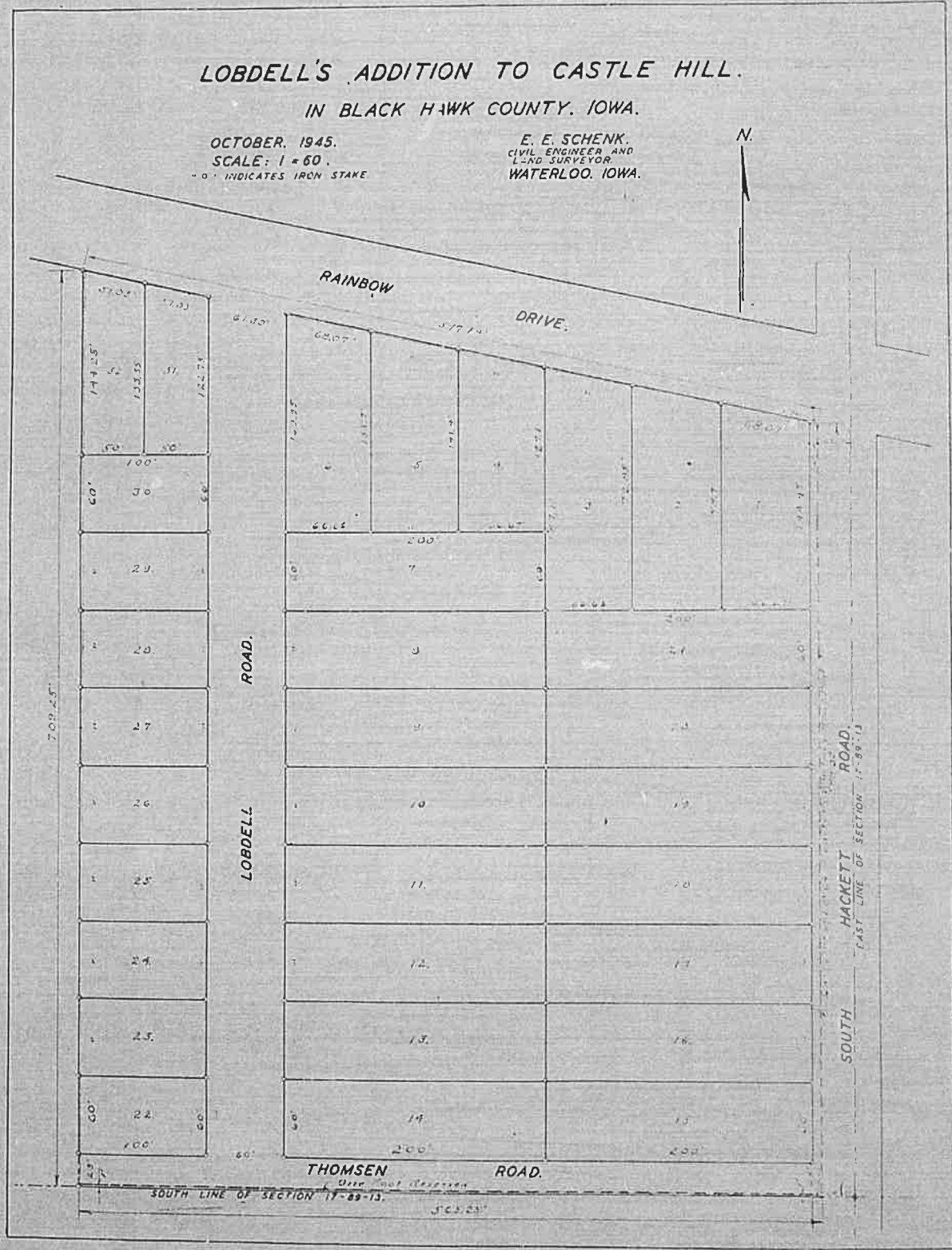
OCTOBER, 1945.

SCALE: 1" = 60'.

--- 0' --- INDICATES IRON STAKE

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

N.



ENGINEER'S CERTIFICATE
OF SURVEY OF LOBBELL'S ADDITION TO THE
TOWN OF CASTLE HILL, IOWA.

STATE OF IOWA,)
) SS.
COUNTY OF HAWK)


I, Ernest 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 ADDITION TO CASTLE HILL", which is located on land embraced the following described premises, to-wit:

The East 265.25 feet in width of Lot No. 64 of Auditor's Whitely Road Plat, in Section IV, Township 39 North, Range 13 West of the Fifth Principal Meridian.

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, drives and lots and their respective names, widths, numbers, courses and dimensions are to be as shown on the accompanying plat; that said survey and plat contain and show any encroachments and/or deficiencies from former surveys; and that iron stakes are set at all lot corners.

The South one foot in width of Thomson Road, as shown and designated on the accompanying plat, is reserved by the owner from use as a street or highway until such time as the owner or owners of the property abutting on Thomson Road on the South side, grant or dedicate to the public for street purposes a strip of land not less than twenty-five feet in width and abutting on said Thomson Road along the entire length of said Road as above described, so that such Road may be immediately opened to the public a full fifty feet in width. Upon the granting of such a twenty-five foot strip of abutting ground as aforesaid, the particular one foot reservation affected shall automatically cease and be of no further effect, and such one foot strip shall thereupon be a part of said Road, the same as if fully dedicated without reservation at this time.

WITNESSED by hand and seal at Waterloo, Iowa, this 25th day
of October, A.D., 1945.


Ernest E. Schenk, Civil Engineer
and Land Surveyor.

PLAT

STATE OF IOWA)

) SS.

BLACK HAWK COUNTY)

That Ralph V. Lobbell and Minnie F. Lobbell, 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 25, A. D. 1945 has 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:

"Lobbell's Addition to Castle Hill."

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 5th day of November, 1945.

Ralph V. Lobbell

Minnie F. Lobbell

STATE OF IOWA)

) SS.

COUNTY OF BLACK HAWK)

That the said Ralph V. Lobdell and Minnie F. Lobdell, his wife have executed the plat of "Lobdell's Addition to Castle Hill" in Castle Hill, Black Hawk County, Iowa, and having dedicated said plat and the public streets as shown thereon, desire to place certain limitations and restrictions as hereinafter 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. Lobdell and Minnie F. Lobdell, his wife, for themselves, 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 5th day of November, 1945.

Ralph V. Lobdell
Minnie F. Lobdell

STATE OF IOWA)
) SS.
COUNTY OF BLACK HAWK)

On this 5th day of November, 1945, 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.


Notary Public in and for
Black Hawk County, Iowa

