

said 56.59 acres said liens shall remain in full force and effect and shall not in any way be hereby released or impaired.

Witness my hand this 17th day of July, 1963.

STATE OF TEXAS |
COUNTY OF BELL |

Hugh M. Sherrill
Dixon H. Cain

BEFORE ME, the undersigned authority, on this day personally appeared Hugh M. Sherrill, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the consideration and purposes therein expressed and in the capacity therein stated.

1963 GIVEN UNDER MY HAND AND SEAL OF OFFICE this 17th day of July

(Seal)

Eleanor Rose Wilson
Notary Public in and for Bell County, Texas

THE STATE OF TEXAS |
COUNTY OF HARRIS |

BEFORE ME, the undersigned authority, on this day personally appeared Dixon H. Cain, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purposes and consideration therein expressed, and in the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL OFFICE this 17th day of July, 1963.

(Seal)

Mary M. Hill
Notary Public in and for Harris County,
Texas

Filed for record July 17, 1963, at 4:15 P.M.
Mrs. Ruby McKee, County Clerk, Bell Co., Texas
M. McKee, Deputy.

STATE OF TEXAS |
COUNTY OF BELL |
CITY OF HARKER HEIGHTS |

KNOW ALL MEN BY THESE PRESENTS:

That we, P.R. Cox and wife, Mildred L. Cox, being the sole owners of that certain tract of land situated in the City Limits of Harker Heights, Bell County, Texas, and being more fully described as follows:

All that certain tract of land situated in Bell County, Texas, and being out of and a part of the J.J. Tomlinson Survey, Abstract 831, in Bell County, Texas, being a part of the H. Roy Reynolds 255 acre tract described in Deed recorded in Vol. 622, page 505 and in Vol. 626, Page 556, Deed Records of Bell County, Texas;

BEGINNING at the Northeast corner of the H. Roy Reynolds 255 acre tract as fenced; THENCE with the East line of said Reynolds 255 acre tract as fenced S. 18 deg. 05' W. 764.5 feet to an iron stake for a corner; THENCE with a fence S. 71 deg. 56' E. 142.7 feet to an iron stake for a corner on the west line of a new road 120 feet wide; THENCE with the west line of said road S 28 deg. 02' W 1436.0 feet to an iron stake for a corner; THENCE S. 69 deg. 12' W. 77.0 feet to an iron stake for a corner on the north line of Farm Road 2410; THENCE with the North line of Farm Road 2410 N. 71 deg. 51' W 278.8 feet to a point for the Southwest corner of this tract; THENCE N. 19 deg. 46' E 2228.9 feet to a fence line, the North line of the Reynolds 255 acre tract; THENCE with the North line of said Reynolds 255 acre tract S. 71 deg. 37' E 379.6 feet to the PLACE OF BEGINNING SAVE AND EXCEPT the following described tract: BEGINNING at a corner fence post on the North side of Farm to Market Road 2410 from which the Northeast corner of the Reynolds 255 acre tract bears N. 19 deg. 46' E 2228.9 feet and S 71 deg. 37' E 249.6 feet. THENCE N 19 deg. 46' E 150 feet to a point for the Northwest corner of this survey; THENCE S 71 deg. 51' E 222.1 feet to a point on the West side of a county road for the Northeast corner of this survey; THENCE S 28 deg. 2' W 103 feet to an iron stake; THENCE S 69 12' W, 77 feet to an iron stake on the North side of Farm to Market Road 2410; THENCE with the North line of the Farm to Market Road N. 71 deg.

51' W 148.8 feet to the place of beginning. SAVE HOWEVER, the most Westerly 60 feet of this tract is reserved for road, street, and utility purposes and full power is granted to P.R. Cox and wife, Mildred L. Cox hereunder to dedicate said most Westerly 60 feet for road, street, and utility purposes. Containing approximately 21.03 acres of land, more or less. do hereby subdivide said above described property into MEADOW ACRES, SECOND EXTENSION to the City of Harker Heights, Bell County, Texas, as shown by the Plat thereof attached hereto, made a part hereof, and as approved by the City Council of the City of Harker Heights, Bell County, Texas; and the said P.R. Cox and wife, Mildred L. Cox, do hereby adopt said Plat of MEADOW ACRES SECOND EXTENSION to the City of Harker Heights, Texas, as an addition to the City of Harker Heights, Bell County, Texas, for the purposes of selling lots and blocks of land with reference thereto, and for all other purposes; and do hereby dedicate to the City of Harker Heights, all streets shown on said Plat to be used as public thoroughfares and for the installation and maintenance of public utilities when and as authorized by the City of Harker Heights; and hereby dedicate to the City of Harker Heights for installation and maintenance of any and all public utilities which said City may elect to install and maintain or permit to be installed and maintained, the easements on said plat.

And that the said P.R. Cox and wife, Mildred L. Cox, do hereby adopt the following restrictions, protective covenants and conditions, which are to run with the land and which shall be binding on all parties and all persons claiming under it until January 1, 1993, at which time said restrictions, protective covenants and conditions, shall be automatically extended for successive periods of ten (10) years, unless by vote the majority of the then owners of all the lots in said subdivision shall abrogate the same by appropriate recorded writing.

1. All lots in MEADOW ACRES SECOND EXTENSION will be used for residential purposes with the exception of the most southerly one hundred and fifty (150) feet which is designated as commercial.
2. All residential structures in said addition shall contain not less than 1,000 square feet of living area for each single family unit.
3. All residential structures in MEADOW ACRES SECOND EXTENSION ADDITION shall be of brick or stone veneer.

WITNESS The execution thereof, this the 10 day of July, A.D. 1963.

P.R. Cox
Mildred L. Cox

THE STATE OF TEXAS |
COUNTY OF BELL |

BEFORE ME, the undersigned authority, in and for said County, Texas, on this day personally appeared P.R. COX and MILDRED L. COX, his wife, both known to me to be the persons whose names are subscribed to the foregoing instrument, and acknowledged to me that they each executed the same for the purposes and consideration therein expressed, and the said MILDRED L. COX, wife of the said P.R. COX, having been examined by me privily and apart from her husband, and having the same fully explained to her, she, the said MILDRED L. COX acknowledged such instrument to be her act and deed and she declared that she had willingly signed the same for the purposes and consideration therein expressed, and that she did not wish to retract it.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, This 10th day of July, A.D. 1963.

(Seal)

STATE OF TEXAS
COUNTY OF BELL
CITY OF HARKER HEIGHTS

Dorothy Ann Aldrich
Notary Public, Bell Co., Texas

A RESOLUTION APPROVING THE SUBDIVISION, DEDICATION AND NAMING OF ALL THE STREETS AND AVENUES IN MEADOW ACRES SECOND EXTENSION, AN ADDITION TO THE CITY OF HARKER HEIGHTS, BELL

COUNTY, TEXAS, ACCORDING TO THE PLAT THEREOF FILED WITH THE CITY CLERK AND HEREBY APPROVED.

BE IT RESOLVED BY THE CITY COUNCIL OF HARKER HEIGHTS:

SECTION I: That the action of P.R. Cox and wife, Mildred L. Cox, in subdividing, dedicating and naming the streets and avenues of MEADOW ACRES SECOND EXTENSION ADDITION, to the City of Harker Heights, Bell County, Texas, is hereby in all things approved by the City Council of the City of Harker Heights, as meeting all the requirements and provisions of Article 974A as revised of the Statutes of the State of Texas. The lots of MEADOW ACRES SECOND EXTENSION ADDITION are fully shown on the plat on file with the City Clerk of the City of Harker Heights, which Plat is hereby approved as constituting the lots, streets, avenues and utility easements on said MEADOW ACRES SECOND EXTENSION ADDITION.

SECTION II: BE IT FURTHER RESOLVED that the restrictions and protective covenants set forth in the dedication attached to the Plat of MEADOW ACRES SECOND EXTENSION ADDITION, filed with the City Clerk as aforesaid, together with the dedication of the streets, avenues and easements for public use forever are hereby accepted and approved.

PASSED AND APPROVED on this the 9 day of July, A.D. 1963.

(Seal) ATTEST:
Wilford L. Cockrell, City Clerk

P.R. Cox, Mayor

I, Wilford L. Cockrell, City Clerk of the City of Harker Heights, Bell County, Texas, do hereby certify that the above and foregoing resolution is a true and correct exemplification of the original Resolution passed and adopted by the City Council of the City of Harker Heights, at a regular meeting, duly held, at which a quorum was present on the 9 day of July, A.D. 1963.

Wilford L. Cockrell, City Clerk

Refer to Plat Book 2, Page 121-1.

Filed for record July 17, 1963, at 2:30 P.M.
Mrs. Ruby McKee, County Clerk, Bell County, Texas

THE STATE OF TEXAS |
COUNTY OF BELL . |

KNOW ALL MEN BY THESE PRESENTS:

That WE, HENRY E. BARTEK, JR. and wife, GEORGIA BARTEK of the County of Bell State of Texas for and in consideration of the sum of EIGHT THOUSAND NINE HUNDRED AND NO/100 (\$8,900.00) DOLLARS to us paid, and secured to be paid, by RAYTH L. COPELAND and wife, LILLIE BELL COPELAND as follows: \$1,400.00 cash in hand paid by the grantees herein, receipt of which is hereby acknowledged and confessed, and \$7,500.00 advanced by First Federal Savings and Loan Association of Temple at the special instance and request of said grantees, the receipt of which is hereby acknowledged and confessed, who, by their acceptance hereof acknowledge the retention herein of a valid, subsisting vendor's lien in favor of said Association to secure the repayment of said advancement, being evidenced by their one certain promissory, vendor's lien note in said sum of \$7,500.00 of even date herewith, payable to the order of First Federal Savings and Loan Association of Temple at Temple, Texas, on or before 90 days from date, bearing interest as therein provided, providing for interest at the rate of 10% per annum on all past due principal and interest, and for 10% additional thereon as attorney's fees if placed in the hands of an attorney for collection, or if collected by suit or through probate or bankruptcy proceedings and containing other and further clauses common to like notes; have Granted, Sold and Conveyed, and by these presents do Grant, Sell and Convey, unto the said RAYTH L. COPELAND and wife, LILLIE BELL COPELAND of the County of Bell State of Texas all that certain lot, tract or parcel of land lying and being situated in Bell County, Texas, to-wit: Out of and part of the Maximo Moreno Survey, Abstract #14, in Bell County, Texas, and the

STATE OF TEXAS)
COUNTY OF BELL)

We, the undersigned, being the sole owners of the following lots and blocks in MEADOW ACRES, First Extension,

Being Lots Number Fourteen (14) through Twenty-six (26) inclusive, all in Block Number Ten (10), Lots Number One (1) through Twenty-six (26), inclusive, in Block Number Twelve (12), Lots Number One (1) through Six (6), inclusive in Block Number Fourteen (14), and Lots Number One (1) through Six (6), inclusive, in Block Number Fifteen (15), of the MEADOW ACRES, First Extension, to the City of Harker Heights, Bell County, Texas, as a Map or Plat of the same is of record in the Records of Bell County, Texas

said Lots and Blocks having certain restrictions, protective covenants and conditions placed thereon by Fairway Lumber & Development Corporation, a corporation duly organized and existing under the Laws of the State of Texas, P. R. Cox and wife, Mildred L. Cox, and Sam Garth, Jr., on the 20th day of May, 1965; being desirous of removing all restrictions of all kinds on the following Lots and Blocks in MEADOW ACRES, First Extension:

Being Lots Number Fourteen (14) through Twenty-six (26), inclusive, all in Block Number Ten (10), Lots Number One (1) through Twenty-six (26), inclusive, in Block Number Twelve (12), Lots Number One (1) through Six (6), inclusive, in Block Number Fourteen (14), of the MEADOW ACRES, First Extension, to the City of Harker Heights, Bell County, Texas, as a Map or Plat of the same is of record in the Records of Bell County, Texas,

do take this means and do by these presents, remove all restrictions, protective covenants and conditions from the above described lots and blocks herein last above described so that said Lots and Blocks shall hereinafter be unrestricted,

WITNESS Our hands this 15 day of October, 1970.

Donna Baker Cook

Wynell A. Cook

James H. Jagger, Jr.

Marcella E. Jagger

Mae Williams

Caroline B. Davis

Clarence J. Sumner

Jimmy G. Sumner

1970

Mrs. L. P. ...

Paul ...

Paul ...

STATE OF TEXAS)

COUNTY OF BELL)

BEFORE ME, the undersigned, a Notary Public in and for said County and State, on this day personally appeared Donn Austin Cook and Hazel V. Cook, his wife, both known to me to be the persons whose names are subscribed to the foregoing instrument, and acknowledged to me that they each executed the same for the purposes and consideration therein expressed, and the said Hazel V. Cook, wife of the said Donn Austin Cook, having been examined by me privily and apart from her husband, and having the same fully explained to her, she, the said Hazel V. Cook, acknowledged such instrument to be her act and deed, and she declared that she had willingly signed the same for the purposes and consideration therein expressed, and that she did not wish to retract it.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this the 15 day of August 1970, A.D. 1970.

Mc Clure Basham
Mc Clure Basham
Notary Public, Bell County, Texas

STATE OF TEXAS)

COUNTY OF BELL)

BEFORE ME, the undersigned a Notary Public in and for said County and State, on this day personally appeared James H. Jaggars Jr. and Marcella E. Jaggars, his wife, both known to me to be the persons whose names are subscribed to the foregoing instrument, and acknowledged to me that they each executed the same for the purposes and consideration therein expressed, and the said Marcella E. Jaggars, wife of the said James H. Jaggars Jr., having been examined by me privily and apart from her husband, and having the same fully explained to her, she, the said Marcella E. Jaggars, acknowledged such instrument to be her act and deed, and she declared that she had willingly signed the same for the purposes and consideration therein expressed, and that she did not wish to retract it.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this the 15 day of August 1970, A.D. 1970.

Mc Clure Basham
Mc Clure Basham
Notary Public, Bell County, Texas

STATE OF TEXAS)

COUNTY OF BELL)

BEFORE ME, the undersigned, a Notary Public in and for said County and State, on this day personally appeared Noe G. Davila and Carolina R. Davila, his wife, both known to me to be the persons whose names are subscribed to the foregoing instrument, and acknowledged to me that they each executed the same for the purposes and consideration therein expressed, and the said Carolina R. Davila, wife of the said Noe G. Davila, having been examined by me privily and apart from her husband, and having the same fully explained to her, she, the said Carolina R. Davila, acknowledged such instrument to be her act and deed, and she declared that she had willingly signed the same for the purposes and consideration therein expressed, and that she did not wish to retract it.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 15 day of August 1970, A.D. 1970.

Mc Clure Basham
Mc Clure Basham
Notary Public, Bell County, Texas

STATE OF TEXAS)

COUNTY OF BELL)

BEFORE ME, the undersigned, a Notary Public in and for said County and State, on this day personally appeared Clarence J. Turman and Jimmye G. Turman, his wife, both known to me to be the persons whose names are subscribed to the foregoing instrument, and acknowledged to me that they each executed the same for the purposes and consideration therein expressed, and the said Jimmye G. Turman, wife of the said Clarence J. Turman, having been examined by me privily and apart from her husband, and having the same fully explained to her, she, the said Jimmye G. Turman, acknowledged such instrument to be her act and deed, and she declared that she had willigly signed the same for the purposes and consideration therein expressed, and that she did not wish to retract it.



GIVEN UNDER MY HAND AND SEAL OF OFFICE, this the 15 day of August October 1970, A.D. 1970.

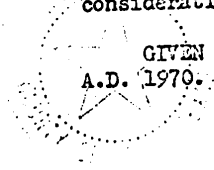
Mc Clure Basham
Mc Clure Basham

Notary Public, Bell County, Texas

STATE OF TEXAS)

COUNTY OF BELL)

BEFORE ME, the undersigned, a Notary Public in and for said County and State, on this day personally appeared P.R. Cox and Mildred L. Cox, his wife, both known to me to be the persons whose names are subscribed to the foregoing instrument, and acknowledged to me that they each executed the same for the purposes and consideration therein expressed, and the said Mildred L. Cox, wife of the said P.R. Cox, having been examined by me privily and apart from her husband, and having the same fully explained to her, she, the said Mildred L. Cox, acknowledged such instrument to be her act and deed, and she declared that she had willigly signed the same for the purposes and consideration therein expressed, and that she did not wish to retract it.



GIVEN UNDER MY HAND AND SEAL OF OFFICE, this the 15 day of August October 1970, A.D. 1970.

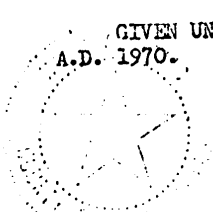
Mc Clure Basham
Mc Clure Basham

Notary Public, Bell County, Texas

STATE OF TEXAS)

COUNTY OF BELL)

BEFORE ME, the undersigned, a Notary Public in and for said County and State, on this day personally appeared John Demchuk and Hannelore Demchuk, his wife, both known to me to be the persons whose names are subscribed to the foregoing instrument, and acknowledged to me that they each executed the same for the purposes and consideration therein expressed, and the said Hannelore Demchuk, wife of the said John Demchuk, having been examined by me privily and apart from her husband, and having the same fully explained to her, she, the said Hannelore Demchuk, acknowledged such instrument to be her act and deed, and she declared that she had willigly signed the same for the purposes and consideration therein expressed, and that she did not wish to retract it.



GIVEN UNDER MY HAND AND SEAL OF OFFICE, this the 15 day of August October 1970, A.D. 1970.

Mc Clure Basham
Mc Clure Basham

Notary Public, Bell County, Texas

FILED FOR RECORD THIS THE 4 DAY OF FEBRUARY, 1971 AT 945 A.M.

MRS. RUBY MCKEE, COUNTY CLERK
BELL COUNTY, TEXAS

661 BY: *J. Houston* DEPUTY

STATE OF TEXAS)
COUNTY OF BELL)

We, the undersigned, being the sole owners of the following described property situated in MEADOW ACRES, First Extension:

Being Lot Number One (1) in Block Number Fifteen (15) of the MEADOW ACRES, First Extension, to the City of Harker Heights, Bell County, Texas, as a Map or Plat of the same is of record in the Records of Bell County, Texas.

being one of the lots having certain restrictions, protective covenants and conditions placed thereon by Fairway Lumber & Development Corporation, a corporation duly organized and existing under the Laws of the State of Texas, P. R. Cox and wife, Mildred L. Cox, and Sam Garth, Jr., on the 20th day of May, 1965; being desirous of removing all restrictions of all kinds on the following lots and Blocks in MEADOW ACRES, First Extension:

Being Lots Number Fourteen (14) through Twenty-six (26) inclusive, all in Block Number Ten (10), Lots Number One (1) through Twenty-six (26), inclusive, in Block Number Twelve (12), Lots Number One (1) through Six (6), inclusive, in Block Number Fourteen (14), of the MEADOW ACRES, First Extension, to the City of Harker Heights, Bell County, Texas, as a Map or Plat of the same is of record in the Records of Bell County, Texas.

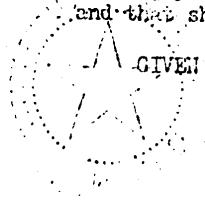
do take this means and do by these presents, remove all restrictions, protective covenants and conditions from the above described lots and blocks herein last above described except that the same will be used for multi-family housing in accordance with the Zoning Ordinances of the City of Harker Heights, Texas.

WITNESS Our hands this 30 day of September, 1970.

Wade H. Houston
WADE H. HOUSTON
Louise B. Houston
LOUISE B. HOUSTON

STATE OF TEXAS)
COUNTY OF BELL)

BEFORE ME, the undersigned, a Notary Public, in and for said County and State, on this day personally appeared Wade H. Houston and Louise B. Houston, his wife, both known to me to be the persons whose names are subscribed to the foregoing instrument, and acknowledged to me that they each executed the same for the purposes and consideration therein expressed, and the said Louise B. Houston, wife of the said Wade H. Houston having been examined by me privily and apart from her husband, and having the same fully explained to her, she, the said Louise B. Houston acknowledged such instrument to be her act and deed, and she declared that she had willingly signed the same for the purposes and consideration therein expressed, and that she did not wish to retract it.



GIVEN UNDER MY HAND AND SEAL OF OFFICE this 30 day of September, A.D., 1970.

Mc Clure Basham
Mc Clure Basham
Notary Public, Bell County, Texas

FILED FOR RECORD THIS THE 4 DAY OF FEBRUARY, 1971 AT 9:45 A. M.

MRS. RUBY MCKEE, COUNTY CLERK
BELL COUNTY, TEXAS

BY: J. Houston DEPUTY

STATE OF TEXAS X
 I KNOW ALL MEN BY THESE PRESENTS:
COUNTY OF BELL I

THAT LANGHAM CONSTRUCTION CO., INC., a private corporation of Bell County, Texas, does hereby adopt the attached map and plat as a replat of Blocks Numbers Ten (10), Twelve (12) and Fourteen (14) of Meadow Acres, First Extension to the City of Harker Heights, Bell County, Texas, according to the plat thereof of record in Volume 2, Page 117 of the Plat Records of Bell County, Texas, and LANGHAM CONSTRUCTION CO., INC., does hereby dedicate to the public use and for public purposes the streets, avenues and roadways (including, but not limited to Mockingbird Lane and Cardinal Lane, extending from the west margin of Cottonwood Lane as hereby replatted, to the west margin of Harley Drive) shown on the attached map and plat which has been approved by the City Council of the City of Harker Heights, Bell County, Texas, and which is incorporated herein and made a part hereof, and it does hereby agree that all future sales and conveyances of said property shall be by reference to the attached map and plat.

LANGHAM CONSTRUCTION CO., INC., does hereby give, grant and convey the easements as shown on said map and plat for the installation of public utilities, including, but not limited to electric power, sewer and telephone, to which said plat reference is hereby made.

LANGHAM CONSTRUCTION CO., INC., does further make and impose the following restrictions, covenants and limitations with reference to the use of the lots shown on the attached map and plat of Block Numbers Ten (10), Twelve (12) and Fourteen (14) of Meadow Acres, First Extension, which shall be covenants running with the title to said land, and shall be binding on all parties

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701

and all persons claiming under it until September 25, 2000, at which time said restrictions and protective covenants and conditions shall be automatically extended for successive periods of ten (10) years each, unless by vote of the majority of the then owners of all of the lots shown on said replat shall cancel or modify the same by written instrument duly recorded in the office of the County Clerk of Bell County, Texas:

(1) All lots in Blocks Numbers Ten (10), Twelve (12) and Fourteen (14) of Meadow Acres, First Extension to the City of Harker Heights, Bell County, Texas, as hereby replatted and shown on the map and plat hereto attached, shall be used for residential purposes only, and shall not be used for commercial, industrial or professional use. The parking of trucks, tractors or machinery on lots, except during the time of construction, is prohibited.

(2) All buildings constructed on Lots Numbers Twenty (20) through Thirty-one (31), both inclusive, in Block Number Ten (10) and Lots Numbers One (1) through Seven (7), both inclusive, in Block Number Twelve (12) and Lots Numbers Four (4) through Six (6) in Block Number Fourteen (14), as shown on the attached map and plat shall be residential one-family dwellings of not less than 1,500 square feet of living area, and not less than 400 square feet of garage or carport area.

All buildings constructed on Lots Numbers Fourteen (14) through Sixteen (16), both inclusive, in Block Number Ten (10) and Lots Numbers Eight (8) through Twenty (20), both inclusive, in Block Number Twelve (12) shall be residential multi-family dwellings of not more than four family living units each, with not less than 800 square feet of living area in each family unit.

All one-story dwellings must have a ground floor area of not less than 1,500 square feet and all two-story dwellings erected must have a ground floor area of not less than 950 square feet. All areas must be computed exclusive of porches, terraces and attached garages. All driveways shall be of concrete construction.

(3) The construction, maintenance and occupancy of dwellings shall conform to and comply with all ordinances of the City of Harker Heights, Texas.

(4) All dwellings shall set back from the front property line a distance of not less than twenty-five feet (25'), and shall not be nearer than five feet (5') to any other property line, nor less than fifteen feet (15') from any side street line from any corner lot.

(5) No residential structure shall be placed on any residential building plot which plot has an area of less than 8,000 square feet.

(6) No obnoxious or offensive trade or activity shall be conducted on any lot, nor shall anything be done which may be or become an annoyance or nuisance to the neighborhood.

(7) No trailer, basement, tent, shack, garage, barn or other building erected on the tract shall at any time be used as a residence, temporarily or permanently, nor shall any structure of a temporary character be used as a residence.

(8) All dwellings shall be at least fifty per cent (50%) brick, stone, rock or masonry.

(9) All dwellings erected in said subdivision must face the street upon which the lot fronts. Any dispute relative as to how dwellings must face shall be finally decided upon by the developer, LANGHAM CONSTRUCTION CO., INC.

(10) Easements for installation and maintenance of utilities and drainage facilities are reserved as shown on the attached plat.

(11) No sign of any kind shall be displayed to the public view on any residential lot, except one professional sign of not more than five (5) square feet advertising the property for sale or rent, or signs used by the builder to advertise the property during the construction and sales.

(12) No oil drilling, oil development operations, oil refining or any mining operations of any kind shall be permitted upon or in any lot; nor shall oil wells, tanks, tunnels, mineral excavations or shafts, be permitted upon or in any lot; nor derrick or other structure designed for use in boring for oil or natural gas shall be erected, maintained or permitted upon any lot.

(13) No animals, livestock or poultry of any kind shall be raised, bred or kept on any lot, except that dogs, cats or other household pets may be kept, provided that they are not kept, bred or maintained for any commercial purposes.

(14) Invalidation of any one of these covenants by judgment or court order shall in no way effect any of the other provisions which shall remain in full force and effect.

(15) Fences may be erected to enclose the side and back yards only, and shall not extend beyond the front corner of the house proper, and must run parallel and adjacent to property lines established within the subdivision. Fences shall be constructed of wood or other suitable materials approved by the

developer, LANGHAM CONSTRUCTION CO., INC., its successors or assigns. No fence shall have a height greater than six feet, nor shall it detract from the beauty and aesthetics of the subdivision.

(16) The storage and/or parking of junk or inoperable vehicles is strictly forbidden.

(17) No major repairs, rebuilding or overhauling of vehicles shall be permitted on any lot or street.

(18) Garbage cans or trash containers shall not be left in front of any residence except for a reasonable length of time for pick up by Sanitation Department of the City of Harker Heights, Texas.

(19) Vacant lots must be kept clean and free from trash, rubbish, garbage, brush, weeds and debris.

(20) Enforcement shall be by proceedings at law or in equity against any person or persons violating or attempting to violate any covenant, either to restrain violation or to recover damages.

WITNESS THE EXECUTION HEREOF this the 25th day of September, 1975.

LANGHAM CONSTRUCTION CO., INC.

BY: David O. Langham

DAVID O. LANGHAM, President

STATE OF TEXAS X
 X
COUNTY OF BELL X

BEFORE ME, the undersigned authority, on this day personally appeared DAVID O. LANGHAM, President of LANGHAM CONSTRUCTION CO., INC., a corporation, known to me to be the person and officer whose name is subscribed to the foregoing instrument, and acknowledged to me that the same was the act of the said LANGHAM CONSTRUCTION CO., INC., a corporation, and that he executed the same as the act of such corporation for the purposes and consideration therein expressed, and in the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this 25th day of September, 1975.

(L.S.)

Cabinet A

slide 256-D

Janet Adair
Notary Public, Bell County, Texas

1347/705

1347 / 706

FILED FOR RECORD THE 25 DAY OF SEPTEMBER, 1975, AT 3:40.7 M

MRS RUBY McKee, COUNTY CLERK

BELL COUNTY, TEXAS

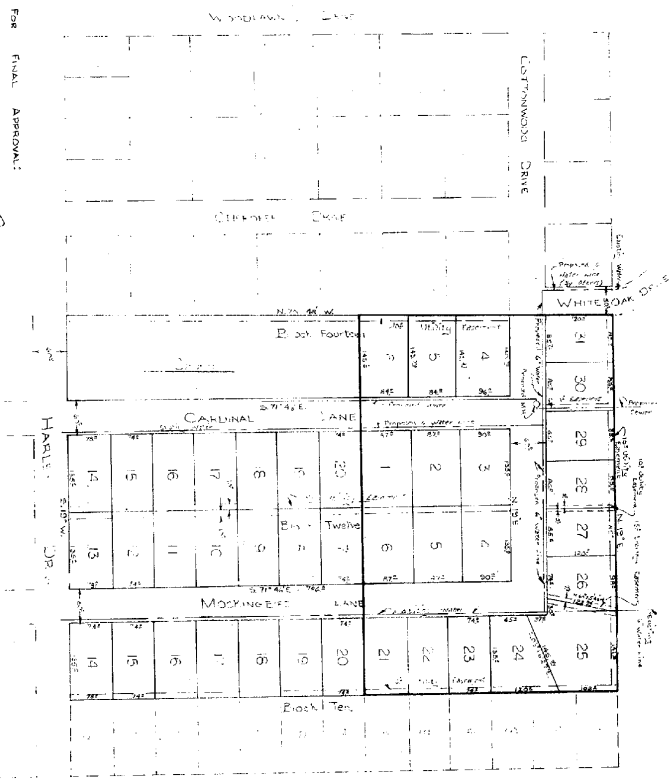
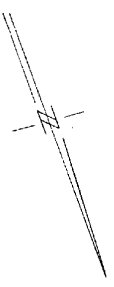
BY P. Wilson DEPUTY

2-11-2-1

A
256D

NOTE:
BOUNDARY SET BACK LINE
SHOWN BY DASHED LINE
15' FROM SIDE STREET

NOTE:
ALL CURBERS MARKED WITH IRON PINS



RECOMMENDED FOR FINAL APPROVAL:
Jack A. Peltz
DIRECTOR OF PUBLIC WORKS OR CITY ENGINEER

FOR FINAL APPROVAL:
Le... ..
CITY MANAGER

DATE: *SEP 22 1975*

APPROVED:

George Blawie
CITY ENGINEER AND ZONING BOARD

George Blawie
SUPERINTENDENT OF WATER AND SEWER DEPT.
DATE: *SEP 29 1975*

RECORDS - TRACER

I HEREBY CERTIFY THAT THE ABOVE AND FOREGOING REPLY OF MENDOTA, ILLINOIS, TO THE CITY OF HARVEY HEIGHTS, TEXAS, WAS APPROVED BY THE BOARD OF COMMISSIONERS OF THE CITY OF HARVEY HEIGHTS, ON THE LE 14 DAY OF SEPTEMBER, 1975.
THIS APPROVAL SHALL BE INVALID UNLESS THE APPROVED PLAT OF SAID ADDITION IS RECORDED IN THE OFFICE OF THE COUNTY CLERK OF BELL COUNTY, TEXAS, WITHIN THIRTY (30) DAYS FROM SAID PLAT OF FINAL APPROVAL.
SAID ADDITION SHALL BE SUBJECT TO ALL THE REQUIREMENTS OF THE PLATTING ORDINANCE OF THE CITY OF HARVEY HEIGHTS, TEXAS.
WITNESS MY HAND THIS 22 DAY OF SEPTEMBER, 1975.
Jack A. Peltz
CITY ENGINEER

J. FRANK GIMARTY, JR., REGISTERED PROFESSIONAL ENGINEER
DO HEREBY CERTIFY THIS PLAN REPRESENTS A SURVEY OF THE
GROUND AND THAT MEASUREMENTS ARE PLACED AS SHOWN.

Frank G. Gimarty, Jr.
REGISTERED PROFESSIONAL ENGINEER
STATE OF ILLINOIS



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