

PROTECTIVE AGREEMENTS
FOR
HARMONY LAKE ADDITION

1. No fence, wall, or hedge higher than four feet shall be erected or maintained.
2. Said lots shall be used for residence purposes only, and no tent, shack, camper, trailer, or temporary residence shall be permitted on the premises except as temporary and while actually constructing a residence building.
3. No residence shall be constructed having a reasonable value of less than \$6,500.00 and the building plans must be approved by the Plat owners.
4. Building should be limited to one story where the height of the building would obstruct view of the lots behind.
5. Once the building has been started it must be completed on the outside within one year.
6. No lot as platted shall be divided or sub-divided, with the exceptions of lots 3, 5, 6, and 12.
7. No lot shall be used or maintained as a dumping ground for rubbish. Trash, garbage or other waste shall not be kept except in sanitary containers pending collection and removal. All incinerators or other equipment for the temporary storage or disposal of such material shall be kept in a clean and sanitary condition.
8. 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 purpose.
9. No oil drilling, oil development, oil operations, refining, quarrying or 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. No derrick or other structure designed for use in boring for oil or natural gas shall be erected, maintained or permitted upon any lot.
10. Said Lots shall be kept in clean and sanitary condition and shall not suffer or permit any nuisance to exist thereon; and lots must have sanitary and sewer facilities to pass county and state health requirements before living thereon.
11. Terms: These covenants are to run with the land and shall be binding on all parties and all persons claiming under them for a period of twenty years from the date of these covenants recordation after which time said covenants shall be automatically extended for successive periods of ten years unless an instrument signed by a majority of the then owners of the lots has been recorded agreeing to change said covenants in whole or in part.