

RESTRICTIONS FOR EASTLAKE ESTATES SUBDIVISION

We, M. N. Hargrove, M. D. Judd, Bill Smith, C. F. Maxwell, Ed Hooper, Eldon Leslie and J.D. Massa, being the owners of Lots 3 through 108 inclusive in the Eastlake Estates Subdivision, a plat of which is recorded in Plat Book 1, page 106 of the Putnam County Register's Office, Cookeville, Tennessee and being desirous of restricting all of these lots in said subdivision, they are to be restricted by the following:

1. All lots are to be used for residential purposes only.
2. No structure shall be erected, placed or permitted to remain on any lot other than one single family dwelling.
3. All buildings must be located at least 30 feet from fronting street, and shall be located at least 20 feet from any street, and at least 10 feet from any lot line.
4. No illegal or offensive activities shall be carried on upon said lot.
5. No hogs, cattle, or chickens shall be kept on any lot.
6. No house trailers or detached out-door toilets shall be placed or erected upon said lot.
7. No temporary structures or partially completed building shall be used as a residence.
8. No dwelling shall contain less than 1250 square feet of living area, which shall be in addition to all area used for carports, garages, and semi-detached storage space.
9. All residences constructed or placed on any of the said lots shall be constructed of brick, stone, wood siding, masonite siding, aluminum siding or other equivalent material. Brick or stone must start from the grade.
10. All residences shall have a continuous foundation. No outside temporary piers shall be permitted under houses. No concrete blocks shall be exposed in foundation.
11. No one will be permitted to have a junk car or junk or to throw trash, garbage or anything of that kind on these lots.

All of the above covenants shall run with the land for a period of 50 years and the enforcement of these covenants shall be by proceedings at law or in equity against any person or persons violating or attempting to violate any of the said covenants, either to restrain violation or to recover damages. Said restrictions shall be a consideration for any deed, pertaining to this property.

M. N. Hargrove

M. D. Judd

Bill Smith

C. F. Maxwell

Ed Hooper

Eldon Leslie

J. D. Massa

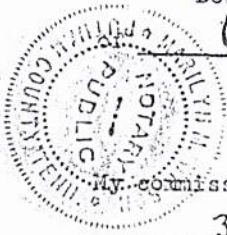
for corrected Restrictions see Book 175 page 15 483511

STATE OF TENNESSEE

PUTNAM COUNTY

Personally appeared before me, Marty M. Wilson a
 Notary Public in and for the County and State aforesaid,
 M. N. Hargrove, M. D. Judd, Bill Smith, C. F. Maxwell, Ed Hooper,
 Eldon Lesley and J. D. Massa with whom I am personally acquainted
 and who acknowledged the execution of the above and foregoing
 instrument for the purposes therein contained.

Done at Cookeville, Tennessee, on this the 1 day
October, 1975.



Marty M. Wilson
 Notary Public

My commission expires:

3-5-77

STATE OF TENNESSEE, PUTNAM COUNTY
 The foregoing instrument and certificate were noted in
 Note Book 11, Page 77 At 3:44 O'clock P.M. 10-1 1975
 and recorded in W.D. Book 174, Series — Page 689
 State Tax Paid \$ — Fee — Recording Fee 4.00 Total \$ 4.00
 Witness My hand

Receipt No. 3988

Eldon Lesley
 Director

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