Clifford Brown
414 7th St. NW
Mt. Vernon IA
52314

383-Plat

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DELAWARE COUNTY IOWA
RECORDED
FEE 11.00
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Preparer
Information: Mary Lou Tracey, 105 N. Franklin Street, Manchester, Iowa 52057 319/927-4925

PROTECTIVE COVENANTS AND RESTRICTIONS

We, the undersigned, being owners of the following described real estate:

> Parcel M. of the Amended Plat of Survey of part of the SW¼ of the NE¼ of Section 25, T88N, R5W of the Fifth P.M., Delaware County, Iowa, according to plat recorded in Book 8 Plats, Page 16.

hereby impose the following covenants and restrictions on said real estate, and said covenants and restrictions shall be binding upon all the present and future owners of said real estate, as covenants running with the land and with such force and effect as if contained in each subsequent conveyance of land.

1. No mobile homes, other types of manufactured housing, trailers, recreational vehicles, campers, or similar vehicles or housing entities shall be placed on the real estate for any purpose.

2. These restrictive covenants and restrictions are to run with the land and shall be binding on all the parties and all persons claiming under them for fifteen (15) years from the date this document is recorded in the Delaware County Courthouse.

3. If the owners of said real estate, or their heirs or assigns shall violate or attempt to violate any of the protective covenants and restrictions herein before fifteen (15) years after this document is recorded in the Delaware County Courthouse, it shall be lawful for any other person or persons owning any other real estate in Turtle Creek Heights Addition to Delaware County, Iowa, to prosecute any proceedings at law or in equity against the person or persons violating or attempting to violate any such covenants or restrictions and either prevent them, him or her from doing so or to recover damages or other dues for such violation.

4. These Protective Covenants and Restrictions may be amended by Ruth A. Ipsan-Brown and Clifford C. Brown and Ron Fleming or their successors and assigns, during the fifteen (15) year period referred to at Paragraph 3, by written agreement.

IN WITNESS WHEREOF, we have executed these Protective Covenants and Restrictions this 19th day of December, 1996.

Ruth A. Ipsan-Brown

Clifford C. Brown

DATE 12-26-96 BOOK 6 PAGE 239

STATE OF IOWA )
) ss:
LINN COUNTY )

On this 20th day of December, 1996, before me, a Notary Public, personally appeared Ruth A. Ipsan-Brown and Clifford C. Brown, to me personally known to be the identical persons named in and who executed the foregoing instrument, and acknowledged that they executed the same as their voluntary act and deed.

Susan R. Mitchell

Susan R. Mitchell, Notary Public in and for the State of Iowa.

My commission expires 3-5-97

