

been fully complied with. Neither the members of such committee, nor its designated representative, will be entitled to any compensation for services performed pursuant to this covenant. The powers and duties of such committee, and of its designated representative, shall cease on and after January 1, 1996. Thereafter, the approval described in these covenants shall not be required unless, prior to said date and effective thereon, a written instrument shall be executed by the then record owners of a majority of the lots in this subdivision, and duly recorded, appointing a representative or representatives, who shall thereafter exercise the same powers previously exercised by said committee.

3. No building shall be located nearer to the front lot line or nearer to the side street line than the building setback line as shown on the recorded plat. No residence shall be located nearer than ten per cent of the lot width at the building setback line to any side lot line. The Building Committee designated hereinabove shall have the authority to waive the regulations of this paragraph and of the recorded plat as to the facing of buildings and as to the side line and setback line requirements.

4. No detached building, garage, or other outbuilding shall be located nearer than 75 feet from the front lot line, nor nearer than 10 feet to any side or rear lot line.

5. No lot shall be re-cut so as to face in any direction other than as shown on the recorded plat.

6. No noxious or offensive trade or activity shall be carried on upon any lot, nor shall anything be done thereon which may be or become an annoyance or nuisance to the neighborhood.

7. No trailer, basement, tent, shack, garage, barn, or other outbuilding 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. No house trailer shall be placed on any lot either temporarily or permanently, but such provision shall not be considered to prohibit the parking and keeping of travel trailers, so long as they are not used as a residence either temporarily or permanently and are maintained in a sightly manner.

9. No trucks over three-quarters of a ton may be parked on any streets or lots overnight.

10. No business, trade or commercial activity of any kind shall be conducted in any building or on any portion of said lots.

11. All fuel oil tanks or containers shall be buried underground, or enclosed in a structure, in a manner consistent with normal safety precautions. Any structure to be erected for this purpose must be of an acceptable appearance and approved by the Building Committee.

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