COLLEGE PARK

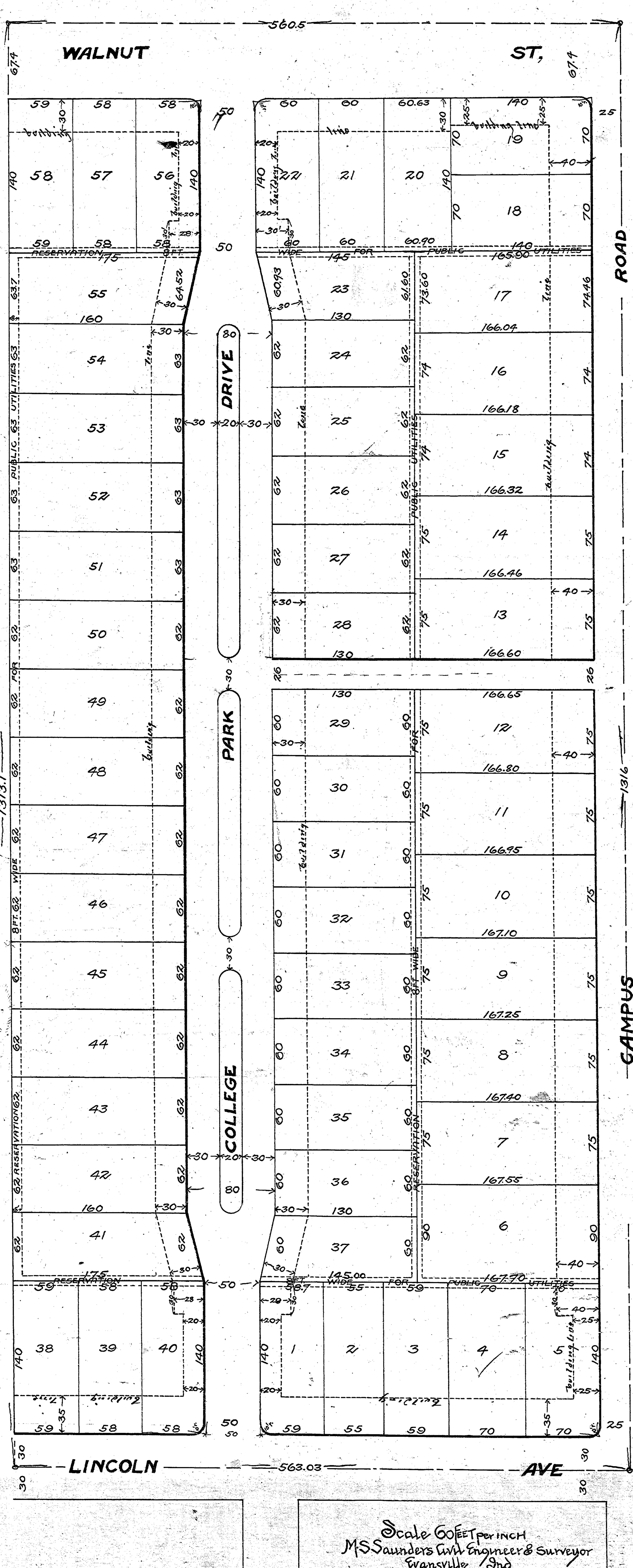
AN ADDITION TO THE CITY OF EVANSVILLE
VANDERBURGH COUNTY INDIANA

As laid out by Alfred F Hughes Bleeker Knapp and Eleanor Knapp proprietors thereof on part of the South West Quarter of the north East Quarter of Section 28 TOWNSHIP 6 South RANGE 10 West Described and bounded as follows to wit: Commencing at the south East Corner of the above mentioned Quarter, Quarter Section extending thence North on the East line thereof 1316 feet thence West 560½ feet thence South 1313 10/100 feet to the centre of Lincoln Ave thence East along said center line 563 03/100 feet to the place of beginning
NAMES and WIDTHS of STREETS numbers and DIMENSIONS of LOTS Building lines and reservations for public utilities are as shown on plat below

Alfred F. Hughes
Bleeker J Knapp
Eleanor Dee Knapp

RECEIVED FOR RECORD
3322 P M 3 G.
1st May
Plat
214

APPROVED
APR 30 1923
Board of Public Works
EVANSVILLE IND
Julius D [illegible]
[illegible]
[illegible]



State of Indiana } SS
Vanderburgh County }

Before me the undersigned a notary public in and for said County and State personally appeared the within named Alfred F Hughes Bleeker Knapp and Eleanor Knapp proprietors thereof and acknowledged the execution of this plat

WITNESS MY HAND AND NOTARIAL SEAL this 28 day of April 1923

French Clements
Notary Public
My Commission Expires February 19, 1925.

APPROVED
APR 30 1923
City Plan Commission
EVANSVILLE IND

[illegible] Pres.
Wm. Dickinson Secy.

$300

The makers of this plat hereby declare that the property described therein shall be subject to the following restrictions and conditions with reference to the ownership and use thereof which shall be conditions in the title of said property in the hands of the makers of this plat and all holders thereof whether the same are referred to in the deed or not. No1. No building shall be erected upon any part of said property nearer any street line than the distance indicated by the building line upon this plat namely [redacted] this restriction shall apply to every part of said building including open porches excepting only the steps leading up thereto. No2. Said property shall be used solely for residence purposes and shall never be occupied for any business purposes whatever, nor shall any part of said property be occupied for any illegal or immoral use No3 Not more than one house shall ever be erected upon any one lot in said addition and at no time shall a house be built upon less than a single lot as herein laid off. Nor shall any house so constructed contain more than two (2) family apartments. No4 Said property and no part thereof shall ever be owned or occupied by negroes or Asiatics. No5 No houses previosly constructed shall ever be moved upon said property or any port thereof No6 there shall be no front fences constructed on any of said lots nor any side line fences between said lots nearer the street than the rear of the residence thereon: No7 Upon lots 6 to 17 inclusive upon said plat no house shall ever be erected nearer than ten (10) feet of the side line of said lots except by the consent of the owner of the adjacent lot in the event of any failure on the part of any owner of any part of said property described therein to comply with said conditions or limitations his title to said property shall be forfeited and said right of declaring and enforcing such forfeiture is reserved by the makers of this plat not only for themselves and their heirs and Grantees but also for the benefit of each and all of the owners of property in said addition: — Limitations It is expressly provided however that at any time after a period of twenty five (25) years from the date hereof said conditions and limitations may be revoked or modified in any or all respects by the Declaration of the owners of not less than seventy five percent (75%) of the lots in said addition which power shall be exercised by the execution of a written instrument by such owners duly signed and recorded. The cost of improvement of College Park Drive to be paid entirely by the owners of property facing or abutting thereon.

Scale 60 FEET per INCH
M.S. Saunders Civil Engineer & Surveyor
Evansville Ind
1923