

Parkview Subdivision Restrictive Covenants

1. All lots shall be used for owner occupied single family, residential purposes only, except Lot #14.
2. All structures built on said premises shall be of new construction. No buildings or any part thereof shall be moved upon said premises.
3. No house trailers or other movable living facilities shall be placed on said platted premises.
4. The ground floor area of the main structure of any one (1) story house shall not be less than sixteen hundred and fifty (1650) square feet of living space. The combination of floors on a two (2) story house shall not be less than two thousand (2000) square feet of living space.
5. House plans shall be approved by the developer prior to any construction of structures.
6. All residential structures shall have an attached garage with a minimum of four hundred (400) square feet of floor area.
7. A portion of the front of any dwelling on any of the lots must consist of masonry or masonry products.
8. All driveways from the street to the residence shall consist of a hard surface. There shall be no driveways constructed of stone or any other non-hard substance.
9. The front of any said outbuilding or storage shed shall consist of masonry or masonry products to match the front of the house. In no event shall any such outbuilding or storage shed be placed on the front of any of the lots.
10. Swimming pools shall be permitted only if located in a back yard.
11. No signs of any character shall be erected, posted or otherwise displayed on or about any lot, except for the construction process or sale of house.
12. No recreational vehicle, house trailer, mobile home, camper, prefabricated home or truck larger than a van shall be parked in front of, or one, any side lot for more than seven (7) days in any sixty (60) day period.
13. No animals will be permitted to be harbored on said premises except for dogs and/or cats.
14. All lot owners shall grant an easement for installation and maintenance of utilities and drainage facilities.
15. These restrictions shall become covenants running with the land and shall become enforceable by injunction or otherwise by any person owning an interest in any of the lots platted herein.
16. Said premises are further subject to all easements of record.

Attach to all offers w/ purchaser's
acknowledgement of receipt
of copy of Restrictive Covenants