

RESTRICTIONS OF "SHARON HEIGHTS" SITUATE
IN THE BOROUGH OF HUNTINGDON, COUNTY OF
HUNTINGDON, AND COMMONWEALTH OF PENNSYLVANIA.

The Grantees or all or any part hereof, their heirs, executors, administrators and assigns, as a part of the consideration for the purchase of the said lots, covenant and agree to and with the Grantors their heirs, executors, administrators and assigns and all covenants of lots in "Sharon Heights" is made subject to the following covenants, restrictions and limitations as to the use of the said premises, which covenants, restrictions and limitations run with the land and relate to the entire sub-division known as "Sharon Heights" as recorded herewith for that purpose and to provide a uniform plan for the improvement of the said sub-division of "Sharon Heights".

1. All structures erected upon the said premises shall be at least thirty (30) feet from the property line.
2. There shall be only one (1) house erected on any one (1) lot, and no lots shall be less than the original size. If any two (2) lots shall be acquired by the same person and buildings erected across the middle boundaries of said two (2) lots, then no additional structure shall be erected on either lot except as herein provided.
3. The only garages to be erected upon the said lots shall be for not more than two (2) private passenger automobiles.
4. All structures erected upon the said lots shall be at least five (5) feet from the adjoining lot boundary.
5. No livestock or poultry shall be permitted on the premises that shall constitute a nuisance.
6. No commercial or business activities shall be conducted on the premises.
7. Fences and hedges shall not exceed three (3) feet in width measured from the ground to the top of the highest part.
8. Nothing shall be stored outside of the buildings that is unsightly or might constitute a nuisance.

Said restrictions shall be considered as covenants running with the land and shall bind the Grantors, their heirs, and assigns and the Grantees, their heirs, and assigns and shall operate for the benefit of and may be enforced by the Grantors their heirs and assigns and/or the owners of any lots in the sub-division.

Robert S. McClain (SEAL)
Robert S. McClain

Phyllis S. McClain (SEAL)
Phyllis S. McClain

COMMONWEALTH OF PENNSYLVANIA :
COUNTY OF HUNTINGDON : SS.

Now, this 30th day of August A. D. 1955, before me personally appeared Robert S. McClain and Phyllis S. McClain, his wife, and acknowledge the foregoing to be true and correct and desired that the same be recorded as such.

Catherine Brumbaugh

14-601

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Part 1