

0.504 acres, all of which is more fully set forth on a portion of a Subdivision Plan prepared for the Grantors herein on September 5, 1972 and made part of this indenture.

SUBJECT to the following restrictions and covenants running with the land:

1. No more than one dwelling house shall be erected or maintained on the said lot, and no outbuildings shall be constructed other than a non-commercial garage for the storage only of vehicles. No garage shall be erected prior to the construction of the dwelling house.

2. No dwelling house shall be erected or placed upon said property herein conveyed costing less than \$30,000 and containing a permanent floor area of at least 1000 square feet.

3. No building erected on the said lot shall be constructed on said lot

within 10 feet of the nearest adjoining lot line.

4. No business of any description, trade or manufacture of any sort or nature or the like shall be conducted on the property herein conveyed.

5. No junk yard or the storage of used or wrecked vehicles shall be permitted on the said lot. Vehicles without wheels stored on said lot for a period of thirty days shall be considered junked vehicles.

6. The sale of malt beverages and/or liquor shall not be permitted on the said premises.

7. No livestock or farm animals shall be raised or kept on the property herein conveyed, and no dog kennels shall be maintained thereon.

8. Any residence building erected upon the said lot shall have a minimum depth of not less than 22 feet.

9. All ashes, garbage and refuse shall be placed in containers properly hidden or screened from view and maintained in such manner as not to emit obnoxious odors.

THERE IS NO CURRENTLY EXISTING COMMUNITY SEWAGE SYSTEM AVAILABLE AND THAT A PERMIT FOR AN INDIVIDUAL SEWAGE SYSTEM MUST BE OBTAINED PURSUANT TO APPLICABLE LAWS OF THE COMMONWEALTH OF PENNSYLVANIA WITH RESPECT TO PRIVATE SEPTIC SYSTEMS.

FURTHER, BY THIS NOTICE AND STATEMENT THE GRANTEES HEREIN ACKNOWLEDGE THAT THEY HAVE BEEN WARNED THAT THEY AS PURCHASERS AND SUBSEQUENT OWNERS MUST CONTACT A LOCAL AGENCY CHARGED WITH ADMINISTERING THIS WATER AND SEWAGE ACT TO DETERMINE THE PROCEDURE AND REQUIREMENTS FOR OBTAINING A PERMIT FOR AN INDIVIDUAL SEWAGE SYSTEM IF ONE HAS NOT ALREADY BEEN OBTAINED.

FURTHER, THE GRANTORS HEREIN SET FORTH THAT THERE HAVE BEEN NO PERK TESTS MADE OR OTHER TYPE TESTS PERFORMED ON THE LAND HEREIN CONVEYED FOR THE PURPOSE OF OBTAINING A PERMIT FOR AN INDIVIDUAL SEWAGE SYSTEM BEING PLACED ON SAID PROPERTY.

BEING a portion of a larger parcel of ground title to which became