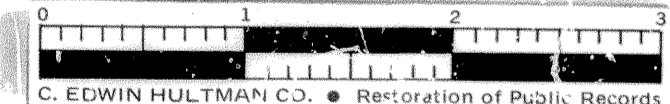


NORTHGATE ALLOTMENT



RESTRICTIONS RUNNING WITH SAID SUB-DIVISION

1. ALL RESIDENCES SHALL BE OF NOT LESS THAN 950 SQUARE FEET OF LIVING AREA, EXCLUSIVE OF GARAGE.
2. ALL LOTS SHALL BE USED EXCLUSIVELY FOR RESIDENTIAL PURPOSES WHICH MAY INCLUDE EITHER A SINGLE OR DOUBLE DWELLING HOUSE. THERE SHALL BE NO MORE THAN ONE SUCH UNIT ON EACH LOT.
3. NO BUILDING SHALL BE BUILT CLOSER THAN 25 FEET TO ANY FRONT LOT LINE OR 15 FEET TO ANY SIDE LOT LINE.
4. NO BUILDING SHALL BE ERECTED OF CEMENT BLOCK OR SIMILAR MATERIAL FOR MORE THAN 3 FEET ABOVE GROUND LEVEL EXCEPTING GARAGES WHICH WHEN CONSTRUCTED OF SAID CEMENT BLOCK OR SIMILAR MATERIAL MUST BE LOCATED AT THE REAR OF SAID LOTS. ATTACHED GARAGES OR OUTBUILDINGS SHALL BE OF THE SAME ARCHITECTURAL DESIGN AS THE MAIN DWELLING
5. CONSTRUCTION ON ALL DWELLINGS SHALL BE COMPLETED WITHIN TWO YEARS. OCCUPANTS SHALL NOT BE PERMITTED TO LIVE IN THE PREMISES UNTIL THE SAME ARE SUBSTANTIALLY COMPLETED.
6. NO TRAILERS OR TRAILER COURTS ARE PERMITTED ON THE PREMISES.
7. ANY PORTION OF A LOT MARKED "UTILITY AREA" IS SUBJECT TO A PERPETUAL EASEMENT FOR THE INSTALLATION, REPAIR AND MAINTENANCE OF WATER, GAS, ELECTRIC AND SEWER LINES AND NO BUILDINGS OF ANY KIND MAY BE CONSTRUCTED THEREON.
8. ALL SEPTIC TANKS AND SEWER SYSTEMS MUST COMPLY WITH THE STANDARDS AS PRESCRIBED BY THE GUERNSEY COUNTY BOARD OF HEALTH.