

STATE OF WYOMING)
) ss.
COUNTY OF ALBANY)

DECLARATION OF PROTECTIVE COVENANTS

Indian Hills
III

TO THE PUBLIC:

KNOW ALL MEN BY THESE PRESENTS, that the undersigned persons being the owners of all the real property set forth on Exhibit "A" which is attached hereto and incorporated herein by reference (which property shall hereafter be referred to as "the lots"), do hereby covenant and agree that all of the lots are held subject to and with all of the benefits of the restrictions and covenants set forth in this document.

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1. The lots shall be known, described and used solely as residential lots, and no structure shall be erected on any lot other than in conformance with these covenants.
2. No trailer, basement (other than the basement of a permanent residence), tent, garage, barn or other out building erected in the tract shall at any time be used as a residence temporarily or permanently, nor shall any residence of a temporary character be permitted.
3. The title holder and occupant of each lot shall be jointly and severally responsible to keep the lot free of weeds and debris.
4. Vehicles which are not operable, or are in a state of disrepair shall not be parked or kept upon the premises or upon streets abutting the premises, except within an enclosed building.
5. Vehicles, the primary use of which is other than the transportation of passengers not for hire, vehicles intended to be used primarily for sport, commerce or industry, such as trucks carrying campers, boats and boat trailers, tractors and trailers, snowmobiles and snowmobile trailers, shall not be parked on any lot, except within an enclosed building, or upon streets abutting any lot for continuous periods of longer than 48 hours.
6. No noxious or offensive activity shall be carried on upon any lot, nor shall anything be done thereon which may be or may become an annoyance or nuisance to the neighborhood.
7. No animals, livestock, or poultry of any kind shall be raised, bred or kept on any lot, except that dogs, cats or household pets may be kept as provided by City Ordinance.
8. Easements for installation and maintenance of utilities are reserved as shown on the recorded plat and over the rear ten feet of each lot. Within these easements, no structure, planting or other material shall be placed or permitted to remain which may damage or interfere with the installation and maintenance of utilities. The easement area of each lot and all improvements in it shall be maintained continuously by the owner of the lot, except for those improvements for which a public authority or utility company is responsible.
9. No building shall be erected, placed or altered on any lot until the construction plans and specifications and a plan showing the location of the structure have been approved by the Architectural Control Committee as to quality of workmanship and materials, harmony of external design with existing structures, and as to location with respect to topography and finish grade elevation.

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EXHIBIT "A"

INDIAN HILLS FOURTH ADDITION

Block 17 -- Lots 9, 10, 11, 12, 13, 14, 15,
16, 17, 18, 19, 21, 24, 25, 26,
and 27

Block 18 -- Lots 18, 19, 20, and 21.