

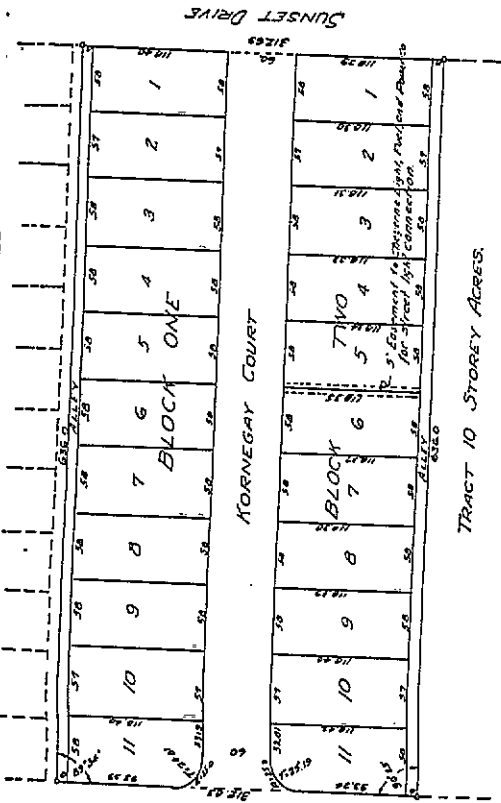


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MORNEGAY HOMESITES



SURVEYOR'S CERTIFICATE

The State of Wyoming }
 County of Laramie }
 I, Malcolm D. Meeker, of Cheyenne, Wyoming, hereby certify that
 an actual survey made under my direction was made from notes taken during
 the survey of the location of all lots, blocks, streets, and alleys as
 shown on the ground by iron pipe at all block corners, and iron spikes at all
 corners of all of Tract 9, Storey Acres, Laramie County, Wyoming.

Malcolm D. Meeker
 My Comm. Exp. 10. 22. 22.

130051
 The Surveyor's Office
 Cheyenne, Wyoming
 J. A. Morrison
 County Clerk & Ex. Comm. to the
 State of Wyoming

I, John B. Morrison, County Clerk and Ex. Officer of the
 State of Wyoming, County of Laramie, Wyoming, hereby certify
 that the within and foregoing plat of Mornegay Homesites
 Second Filing as shown on said plat was made in accordance
 with my instructions and authority as provided in the
 Statutes of Wyoming, Chapter 9, Section 34-1-122,
 authorized by Wyoming Statutes of 1927, Chapter 9,
 Section 34-1-122.

John B. Morrison
 County Clerk



ACKNOWLEDGEMENT

The State of Wyoming }
 County of Laramie }
 On this 13th day of June, 1927, before me, a
 Notary Public in and for the State of Wyoming, personally
 appeared John B. Morrison, to me known to be the
 owner and holder of the within and foregoing plat of the
 Mornegay Homesites and acknowledged that he
 executed the instrument in accordance with the
 Wyoming Statutes of 1927, Chapter 9,
 Section 34-1-122.

In Witness Whereof, I have hereunto set my hand
 and affixed the seal of my office this day and year
 first above written.

My Commission expires June 13, 1930.



MORNEGAY HOMESITES

SECOND FILING

A SUBDIVISION OF
 TRACT 9, STOREY ACRES
 LARAMIE COUNTY WYOMING

Book 1, p. 50
 May 1927



1927 MAY 11 11:00 AM



Book 596
Page 535

Recorded July 5, 1956
Reception No. 757405

DECLARATION OF PROTECTIVE COVENANTS

WHEREAS, the undersigned, Hugh Kornegay and Marie Kornegay, husband and wife are the owners of all of the lots in Kornegay Homesites, a subdivision of Tract 4 in Storey acres, a subdivision of the Northwest Quarter Northwest Quarter (NW1/4NW1/4) and the West Half Northeast Quarter Northwest Quarter (W1/2NE1/4NW1/4) of Section 19, Township 14 North, range 66 West of the 6th P. M., in Laramie County, Wyoming, and

WHEREAS, it is the desire of the parties to place protective covenants upon said property,

NOW THEREFOR, KNOW ALL MEN BY THESE PRESENTS that the said Hugh Kornegay and Marie Kornegay, husband and wife to hereby covenant and agree that all of said sub-division and all lots therein are held subject to and with the benefit of all the restrictions, conditions, covenants, charges and agreements contained within the declaration of protective covenants and they do hereby covenant and agree that any subsequent grants of any of the said lots now owned by them shall be subject to the covenants and restrictions hereinafter set forth.

Said covenants are to run with the land and shall be binding on all the parties and all persons claiming under them until January 1, 1975, at which time said covenants shall be automatically extended for successive periods of ten years unless by a vote of 75% of the then owners of the land agree to change the said covenants in whole or part.

If the parties hereto, or any of them, or their heirs or assigns, shall violate or attempt to violate any of the covenants herein, it shall be lawful for any other person or persons owning any real property situated in said development or subdivision to prosecute any proceedings at law or in equity against the persons violating or attempting to violate any such covenant and either to prevent him or them from so doing or to recover damages or other dues for such violation.

Invalidation of any one of these covenants by judgment or court order shall in no wise affect any of the other provisions which shall remain in full force and effect.

1. These lots are sold for residence and business purposes only and no structure shall be erected, altered, placed or permitted to remain on any residential lot, other than one detached single-family dwelling, not to exceed two and one-half stories in height and private garage for not more than two cars; any residence built on these lots are to cost not less than \$10,000.00 when completed.

2. No building shall be located on any residential lot or residential building plot nearer than 25 feet to the front lot line nor nearer than 3 feet to any side street line, nor within 50 feet of the alley.

3. No residential structure or multiple dwelling shall be erected or placed on any building plot, which plot has an area of less than 760 square feet and only one structure shall be erected on such building plot, except for garage.



4. No noxious or offensive trade or activity shall be carried on upon any lot or block nor shall anything be done thereon which may be or become an annoyance or nuisance to the neighborhood. No ashpits or incinerators shall be located near sidewalks or in front of structures.

5. No trailer, basement, tent, shack, garage, barn or other outbuildings erected in the subdivision shall at any time be used as a residence temporarily or permanently, nor shall any structure of a temporary character be used as a residence. No unsightly structures or those which may constitute a nuisance shall be erected or maintained.

6. No dwelling having less than 760 square feet of floor surface shall be permitted on any lot or building plat in the subdivision.

7. Lots 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17 and 18 shall be used for either residence or business purposes. No junk yards, slaughter houses, bulk plants or noxious or offensive trades shall be carried on said lots.

Dated this 19th day of July, 1955.

Hugh G. Kornegay (s)

Marie Kornegay (s)

The STATE OF WYOMING)
)ss.
COUNTY OF LARAMIE)

On this 19th day of July, 1955 before me personally appeared Hugh Kornegay and Marie Kornegay, husband and wife, to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

Given under my and hand and notarial seal the day and year first above written.

My Commission expires:
Aug. 3rd, 1958

NOTARIAL SEAL AFFIXED

James O. Wilson(s)
Notary Public