

PROTECTIVE COVENANTS

BALD KNOB SUBDIVISION

THESE COVENANTS made and entered into by and between all persons now owning any right, title, interest, or equity in and to any part of the tract of land described as follows:

Lots 1 through 5, inclusive, of Bald Knob Subdivision which is a subdivision of Lot 5, Riddle Subdivision No. 2 being a part of Homestead Entry Survey No. 164 in unsurveyed T. 54 N., R. 106 W., of the 6th P.M., Park County, Wyoming.

These covenants shall run with the lands hereinabove described and shall be binding on all parties and persons claiming under them for a period of 25 years from the date of subdivision approval hereof. Thereafter, but not before, covenants shall automatically be extended for successive periods of ten (10) years unless by vote of at least three (3) of five (5) of the lots of said subdivision it is agreed to change said covenants in whole or in part.

Should the parties hereto or any of them or their heirs or assigns, violate or attempt to violate any of the covenants herein, it shall be lawful for any person or persons owning any lot situated in said subdivision or tract above described to prosecute any proceedings at law or in equity against the person or persons violating or attempting to violate any such covenants and either to prevent him or them from doing so, or to recover damages or to pursue any other remedy for such violation.

Invalidation of any one of these covenants, or a portion thereof, by judgment or court order shall in no manner affect the validity of the other provisions which shall remain in full force and effect.

The covenants and building restrictions are as follows:

1. Any residence erected after this date shall be erected only after obtaining a county building permit and shall be in accordance and harmony with the rules and regulations of the county and state.

2. No dwelling shall be placed on any lot which does not blend with the structures common to the area. Said structure shall be of log, cedar, natural wood or stone and shall not be of plywood, masonite siding or similar materials.

3. An easement for any and all utilities which become applicable and essential to the lots of this subdivision are hereby reserved.

4. No trailer house, basement, tent, or shack, garage, barn or other outbuildings erected in said 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, except a trailer may be used for a period not to exceed six (6) months while a cabin or home is being constructed. Construction must begin when said trailer is placed on the property and the trailer shall be removed no later than six (6) months thereafter.

5. All tracts in the subdivision are designed for residential use only and there shall be no commercial or industrial use, except for home occupations. Home occupations shall be allowed provided all of the following conditions are met:

A. Such use shall be clearly incidental and secondary to the use of the dwelling for dwelling purposes and shall not change the character thereof.

B. There shall be no exterior advertising on the tract or adjacent thereto.

C. There shall be no exterior storage on the premises of the materials or supplies used in the home occupation.

6. All lots and improvements shall be properly maintained and cleaned and no lot shall be used or maintained as a dumping ground for rubbish, trash, garbage and other waste materials or junk shall not be kept except in sanitary containers designed for such purposes.

7. No lot shall have more than one permanent residence.

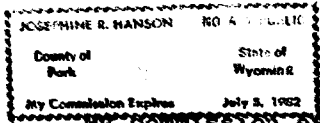
IN WITNESS WHEREOF, I the undersigned have hereunto set my hand this 2nd day of May, 1981.

Patricia Mary Riddle
PATRICIA MARY RIDDLE

STATE OF WYOMING)
) SS.
COUNTY OF PARK)

The foregoing instrument was acknowledged before me by Patricia Mary Riddle, this 2nd day of May, 1981.

WITNESS my hand and official seal.



Josephine R. Hanson
NOTARY PUBLIC

My Commission Expires: July 5, 1982

State of Wyoming } ss.
County of Park }
This instrument was filed for record
on the 8 day of July
1981 at 3:00 o'clock P. m. and
is recorded in Microfilm Book 62
records on page 219
MARIE FONTAINE, Register of Deeds
Marie Fontaine
195468

Dan Curtis, Box 117, Powell, Wyo 82435

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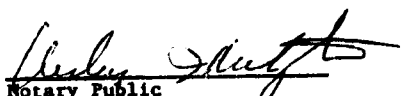
IN WITNESS WHEREOF, I the undersigned have hereunto set my hand this 2 day of June, 1983.

Connie L. Martin
Marion J. Martin
Paul P. Riddle

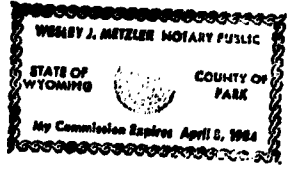
Donald E. Neal
Edith J. Neal
Patricia M. Riddle
James J. Rodriguez
Walter J. Rodriguez
James D. Carter
Patricia J. Carter

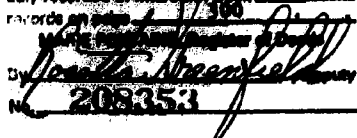
State of Wyoming)
) SS
County of Park)

The foregoing instrument was acknowledged before me by
Donald E. Head, Edith J. Head, Patricia M. Riddle, Jim J.
Rodriguez, Dorothy L. Rodriguez, Joseph D. Curtis, Patricia
J. Curtis, Connie L. Martin, Merwin D. Martin and Fred P.
Riddle on this 2nd day of June, 1983.
Witness my hand and official seal.


Notary Public

My Commission Expires: 4-8-84



State of Wyoming) ss.
County of Park)
This instrument was filed for record
on the 21 day of June
19 83 at 8:00 o'clock A. M. and
duly recorded in Microfilm Book
records on page 390
By 
No. 208353