

# SUNSET HILL SUB-DIVISION

LOCATED IN O.L. 155, 156 & PART OF O.L. 192  
T9N, R14W, SECTION 16, ATHENS TOWNSHIP  
CITY OF ATHENS, OHIO

KNOW ALL MEN BY THESE PRESENTS:-  
THAT I, HOWARD C. BOBO & WIFE, OWNERS  
OF THE LAND DELINEATED ON THIS PLAT,  
DO HEREBY ACKNOWLEDGE THE MAKING OF  
THE SAME TO BE MY VOLUNTARY ACT &  
DEED, AND DO HEREBY DEDICATE THE  
STREETS FOR PUBLIC USE FOREVER.  
WITNESS:-

I HEREBY CERTIFY THAT THE PLAT &  
NOTES, AS HEREON DELINEATED, ARE  
CORRECT AS SURVEYED BY ME

ACCEPTED BY THE COUNCIL OF THE CITY OF ATHENS, OHIO,  
BY ORDINANCE NO. 109, PASSED BY COUNCIL May 7, 1951

Howard C. Bobo  
HOWARD C. BOBO  
NADA E. BOBO

CERTIFIED BEFORE ME A NOTARY PUBLIC  
THIS 7th DAY OF May 1951.

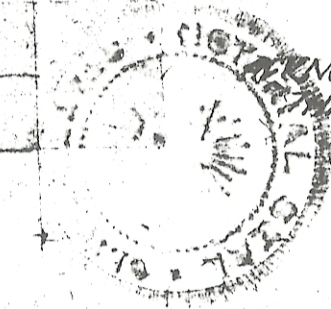
APPROVED May 7 1951  
Daniel A. Pierce  
DANIEL A. PIERCE  
DIRECTOR OF PUBLIC SERVICE  
FOR THE CITY OF ATHENS, OHIO

Clarence  
CLERK OF COUNCIL

ACKNOWLEDGED BEFORE ME A NOTARY PUBLIC  
THIS 7th DAY OF May 1951

Samuel B. Erskine  
SAMUEL B. ERSKINE  
NOTARY PUBLIC

TRANSFERRED JUNE 16, 1951  
Ralph Elliott FEE 1.50  
RALPH ELLIOTT, AUDITOR  
RECEIVED June 18 1951  
RECORDED June 18 1951  
VOL. 7 PAGE 237  
FEE \$15.00



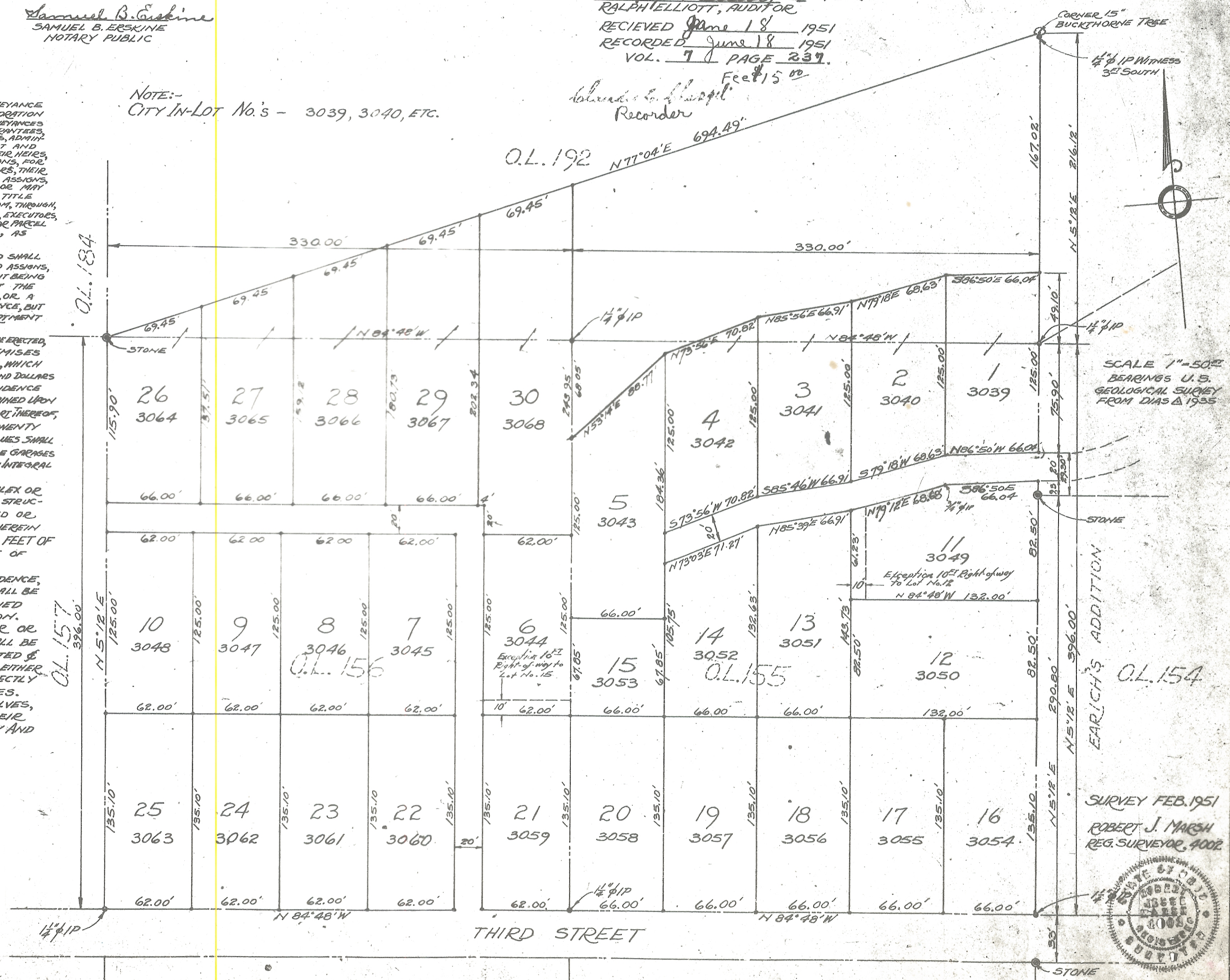
### RESTRICTIONS

AS PART CONSIDERATION FOR THIS CONVEYANCE  
AND IN CONSIDERATION OF THE INCORPORATION  
OF LIKE COVENANTS IN ANY AND ALL CONVEYANCES  
OF OTHER LOTS IN SAID ADDITION, THE GRANTEE,  
FOR THEMSELVES, THEIR HEIRS, EXECUTORS, ADMIN-  
ISTRATORS, AND ASSIGNS, HEREBY COVENANT AND  
AGREE TO AND WITH SAID GRANTEE, THEIR HEIRS,  
EXECUTORS, ADMINISTRATORS AND ASSIGNS, FOR  
THE USE AND BENEFIT OF SAID GRANTEE, THEIR  
HEIRS, EXECUTORS, ADMINISTRATORS AND ASSIGNS,  
AND EVERY OTHER PERSON WHO SHALL OR MAY  
BECOME THE OWNER OF, OR HAVE ANY TITLE  
DERIVED IMMEDIATELY OR REMOTELY FROM, THROUGH  
OR UNDER SAID GRANTEE, THEIR HEIRS, EXECUTORS,  
ADMINISTRATORS, OR ASSIGNS, TO ANY LOT OR PARCEL  
OF LAND SITUATED IN SAID ADDITION, AS  
FOLLOWS:

1. THAT THE PREMISES HEREBY CONVEYED SHALL  
BE USED BY SAID GRANTEE, THEIR HEIRS AND ASSIGNS,  
FOR PRIVATE RESIDENCE PURPOSES ONLY; IT BEING  
UNDERSTOOD BY THIS PROVISION TO PERMIT THE  
ERECTION OF EITHER A SINGLE RESIDENCE, OR A  
DUPLEX RESIDENCE OR A DOUBLE RESIDENCE, BUT  
TO PROHIBIT THE ERECTION OF AN APARTMENT  
HOUSE ON SAID PREMISES.
2. THAT NO SINGLE RESIDENCE SHALL BE ERECTED,  
RE-ERECTED OR MAINTAINED UPON THE PREMISES  
HEREIN CONVEYED, OR ANY PART THEREOF, WHICH  
SHALL BE OF LESS VALUE THAN TEN THOUSAND DOLLARS  
(\$10,000.00); THAT NO DUPLEX OR DOUBLE RESIDENCE  
SHALL BE ERECTED, RE-ERECTED OR MAINTAINED UPON  
THE PREMISES HEREIN CONVEYED, OR ANY PART THEREOF,  
WHICH SHALL BE OF LESS VALUE THAN TWENTY  
THOUSAND DOLLARS (\$20,000.00). SAID VALUES SHALL  
BE EXCLUSIVE OF LAND AND SHALL EXCLUDE GARAGES  
EXCEPT WHEN THE GARAGE IS BUILT AS AN INTEGRAL  
PART OF THE RESIDENCE.
3. THAT NO SINGLE RESIDENCE, DUPLEX OR  
DOUBLE RESIDENCE OR ANY OTHER STRUC-  
TURE, SHALL BE LOCATED OR PLACED OR  
MAINTAINED UPON THE PREMISES HEREIN  
CONVEYED WITHIN TWENTY-FIVE (25') FEET OF  
THE FRONT LOT LINE; EXCLUSIVE OF  
OPEN PORCHES.
4. THAT ONLY ONE SINGLE RESIDENCE,  
DUPLEX OR DOUBLE RESIDENCE SHALL BE  
ERECTED, RE-ERECTED OR MAINTAINED  
UPON EACH LOT IN SAID ADDITION.
5. THAT NO GARAGE, TRAILER OR  
OTHER TEMPORARY BUILDING SHALL BE  
ERECTED, MAINTAINED OR RE-ERECTED &  
USED FOR RESIDENCE PURPOSES, EITHER  
TEMPORARILY OR PERMANENTLY, DIRECTLY  
OR INDIRECTLY, ON SAID PREMISES.
6. THAT THE GRANTEE, FOR THEMSELVES,  
THEIR HEIRS AND ASSIGNS, WAIVE THEIR  
RESPECTIVE RIGHT TO PROTEST ANY AND  
ALL STREET IMPROVEMENTS.

NOTE:-  
CITY IN-LOT No.'s - 3039, 3040, ETC.

Robert J. Marsh  
Recorder



ENVELOPE: 312A  
SUNSET HILL SUBDIVISION  
ATHENS

SURVEY FEB. 1951  
ROBERT J. MARSH  
REG. SURVEYOR, 4002

