PAGE HIS COST of HISTORY COUNTY, NEW 3.75

## DECLARATION OF RESTRICTIVE COVENANTS

The undersigned, being all the owners of Lots One Hundred Sixteen (116) and One Hundred Seventeen (117), Park View Heights IV, a subdivision in Sarpy County, Nebraska, and Lot One (1), Granville South, a subdivision in Sarpy County, Nebraska, hereby covenant and agree, for themselves, their successors and assigns, that:

- 1. No bar, store or other mercantile business, the prime business of which is the sale of alcoholic beverages, whether by the drink or package, shall be conducted on said property.
- 2. That a twenty-foot (20') buffer strip of appropriate natural plantswill be maintained between the aforesaid properties and Lot 118 in Park View Heights IV, a Subdivision in Sarpy County, Nebraska.
- 3. That the restrictions set forth in Paragraphs 1 and 2 above shall operate as covenants running with the land for the exclusive benefit of any and all persons who may now own, or who may hereafter own, Lot One Hundred Eighteen (118), Park View Heights IV, a subdivision in Sarpy County, Nebraska, and such persons are specifically given the right to enforce these restrictions through any proceedings at law or in equity, against any person or persons violating or threatening to violate such restrictions, and to recover any damages suffered by them for any violation thereof.
- 4. These restrictions shall automatically terminate when and if Lot One Hundred Eighteen (118), Park View Heights IV, is no longer used for church or church-related activities.

IN WITNESS WHEREOF, the undersigned have executed this Declaration on the qt day of February, 1977.

CHARLES G. SMITH

NELLIE M. SMITH

STATE OF NEBRASKA )

(COUNTY OF COUGLAS )

The above instrument was acknowledged before me this 9th ay of February, 1977, by CHARLES G. SMITH and NELLIE M. SMITH.

Notary Public