

E. The ground-floor enclosed area of single-family residential structures, exclusive of open porches and terraces, shall be not less than 100 square feet, or a one-story structure nor less than 700 square feet for a one and one-half story or taller structure. All structures in said addition shall have an attached, or basement garage for at least one car. All structures built in said addition shall have a no overhangs on the eaves.

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F. A perpetual license and easement is hereby reserved in favor of, and granted to Omaha Public Power District and Northwestern Bell Telephone Company, their successors and assigns, to erect and operate, maintain, repair and renew poles with the necessary supports, including wires, cross-arms, guys and anchors and other instrumentality and to extend thereon wires for the carrying of transmission and telephone and messenger service over and upon a five foot strip of land adjoining the rear and side boundary lines of said lots in said addition, said license being granted for the use and benefit of all present and future owners of lots in said addition; provided however, that said side lot line easement is granted upon the specific condition that if both of said utility companies fail to construct poles and wires along any or some side lot lines within thirty six months of date hereof or if any poles or wires are constructed but are thereafter removed without replacement within sixty days after their removal, then this side-line easement shall automatically terminate and become void as to such unused or abandoned structures.

G. Dwelling's constructed in either addition or location shall not be moved to any lot within this addition.

H. Public concrete sidewalks, four feet wide by four inches thick shall be installed in front of each improved lot and on side street of improved corner lots.

I. No animals, livestock or poultry of any kind shall be raised, bred or kept on any lot, except that dogs, cats or other household pets may be kept, provided they are not kept, bred or maintained for any commercial purpose.