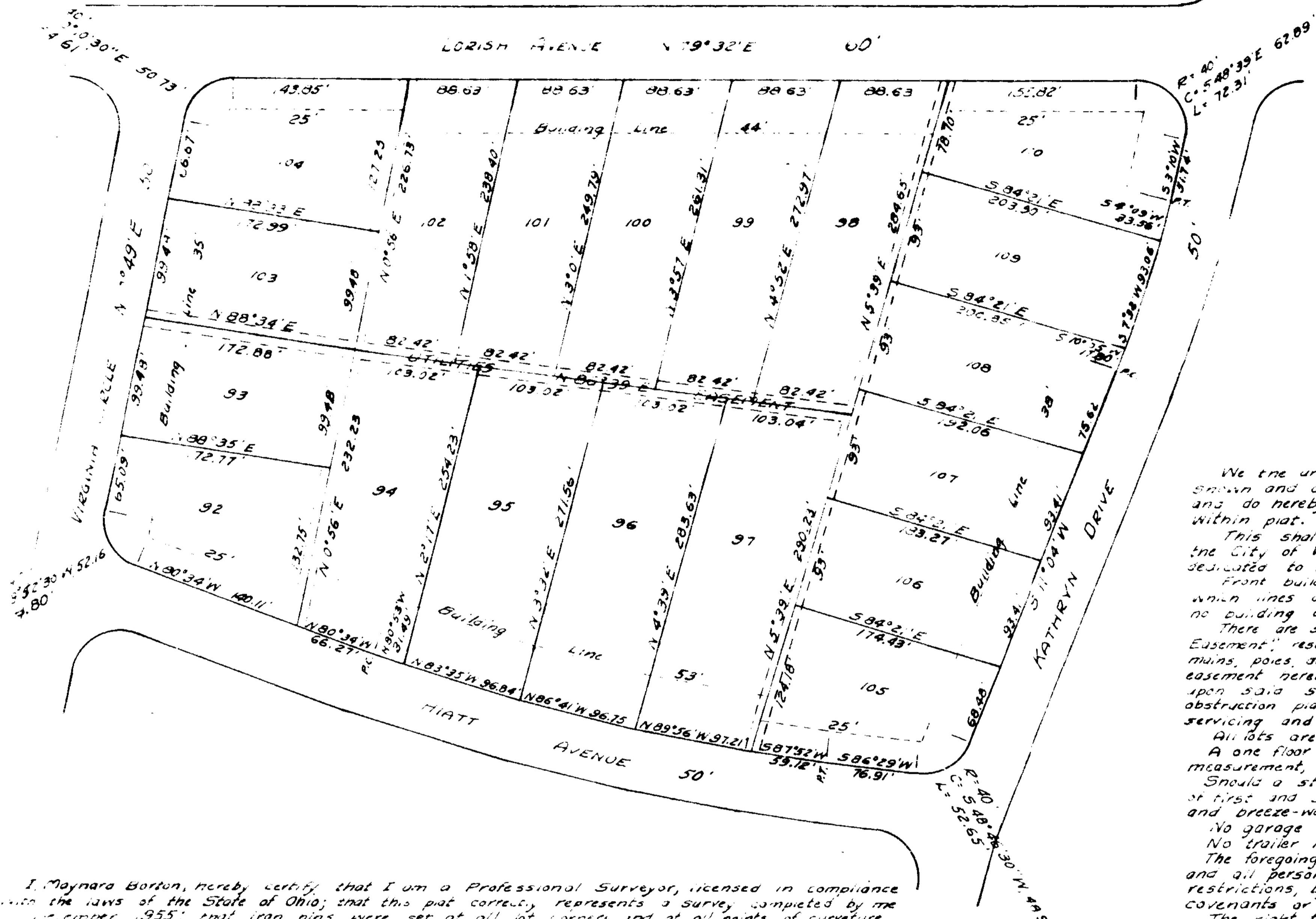


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Block "F"
 DENVER PLACE SUBDIVISION
 MILITARY SURVEY No. 1057
 CITY OF WILMINGTON
 CLINTON COUNTY, OHIO
 SCALE: 1"=80'

We the undersigned, Ralph G. Stopp and Murray W. Stopp, owners of the land shown and described herein, do hereby certify that we have laid off, platted and subdivided and do hereby lay off, plat and subdivide said real estate in accordance with the within plat.

This shall be known and designated as Denver Place Subdivision, an addition to the City of Wilmington, Ohio, all streets shown and not heretofore dedicated, are hereby dedicated to the public for use as such forever.

Front building set back lines are hereby established as shown on this plat between which lines and the property lines of the street, there shall be erected or maintained no building or structure.

There are strips of ground 12 feet in width as shown on this plat and marked "Utility Easement" reserved for the use of public utilities for the installation of water and sewer mains, poles, ducts, lines and wires, subject at all times to the proper authorities and to the easement herein reserved. No permanent or other structures are to be erected or maintained upon said strips of ground, there shall be planted no trees, no fences erected and no obstruction placed thereon, which would in any way impair free ingress or egress for the servicing and maintaining of said utilities.

All lots are subject to the following restrictions:

A one floor plan residence shall contain not less than 1500 square feet by actual measurement, exclusive of garage and breezeway.

Should a story and one half or two story residence be erected the combined front lot area of first and second floors shall not be less than 1800 square feet exclusive of garage and breezeway.

No garage constructed on any lot shall be used for dwelling purposes.

No trailer is to be placed on any lot to be used as living quarters under any conditions.

The foregoing restrictions are to run with the land and shall be binding on all parties and all persons claiming under them. Invalidation of any of the foregoing covenants or restrictions, by court order or judgement shall in no way affect any of the other covenants or restrictions, which shall remain in full force and effect.

The right to enforce these provisions by injunction, together with the right to cause the removal, by due process of law, of any structure or part thereof erected or maintained in violation hereof, is hereby dedicated to the public, and reserved to the several owners of the several lots in this subdivision and to their heirs and assigns.

I, Maynard Barton, hereby certify that I am a Professional Surveyor, licensed in compliance with the laws of the State of Ohio; and that this plat correctly represents a survey completed by me in December, 1955; that iron pins were set at all lot corners and at all points of curvature of tangency.

Maynard Barton
 Registered Surveyor No. 3966

Ralph G. Stopp
 Witness

Murray W. Stopp
 Witness

Under authority provided by Acts of the General Assembly of the State of Ohio, and Ordinance adopted by the Council of the City of Wilmington, Ohio, this plat is hereby approved as follows:

Approved by the City Planning Commission at a meeting held January 5, 1956

9849

[Signature]
 Chairman

[Signature]
 Secretary

State of Ohio
 County of Clinton ss:
 On this 27th day of December, 1955, before me a Notary Public, in and for the State of Ohio, County of Clinton, personally appeared Ralph G. Stopp and Murray W. Stopp and each separately and severally acknowledged the signing of the foregoing instrument as his or her voluntary act and deed for the uses and purposes therein expressed.

In witness whereof I have hereunto set my hand and affixed my official seal on the day and date above written.

Maynard Barton
 Notary Public, Clinton County, Ohio
 My commission expires May 4, 1957

FILED
 AT 3:45 P.M. CL. K. L.
 16 1956
James S. Richardson
 Recorder, Clinton County, Ohio
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