

SEP 5 1958

1609566

RESTRICTIONS FOR LA JOYA HEIGHTS SUBDIVISION #2USE OF LAND

None of the lots in the said subdivision shall be improved, used or occupied for other than private single family residence purposes and no flat or apartment house intended for residence purposes shall be erected thereon, and no structure shall be erected or placed on any of the said lots other than one detached single family dwelling, not to exceed one story in height, and a one, two or three car garage. Dwelling must not be less than 1400 square feet, excluding basement and garage.

SET BACK OF RESIDENCE FROM FRONT AND SIDE LINES

Must meet the requirements as established by the Salt Lake County Planning Commission.

SUBDIVIDING OF LOTS

No lot as now platted shall be re-subdivided, unless approved by the planning committee.

NO RESIDENCE OF TEMPORARY CHARACTER PERMITTED

No trailer, basement, tent, shack, garage, barn or other out building shall be moved onto or erected on any lot in the subdivision which shall at any time be used as a residence temporarily or permanently, nor shall any residence of a temporary character be permitted thereon.

PLAN, DESIGN AND LOCATION OF BUILDINGS

No building shall hereafter be placed or erected on any lot of said subdivision until the design and location thereof has been approved in writing by not less than two members of the subdivision planning committee. Members of the said committee to be F. B. Malouf, Neal Malouf, John Aoki, and D. D. Drake. However in the event said committee shall fail to approve or disapprove such design or location within 15 days after approval thereof has been requested in writing, then such approval shall not be required, provided designing and location of the lot conforms with the restrictions herein contained and are in harmony with existing structures in the subdivision. All construction must be of first grade brick or its equivalent.

RESTRICTIONS TO ANIMALS AND FOWLS

No animals or fowls shall be kept, housed or permitted to be kept or housed on any lot of said subdivision, with the exception of household pets, that may be or become an annoyance to the neighborhood.

EASEMENT OF UTILITIES

An easement is hereby reserved over the rear five feet of the lots for the installation and maintenance of utility service.

RESPONSIBILITY OF OWNERS

It shall be the responsibility of all owners to repair all damage caused through negligence to curb, street, and utilities.

Attest:

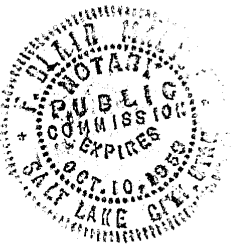
Colleen Malouf  
COLLEEN MALOUF Secretary

MALOUF INVESTMENT COMPANY  
By F. B. Malouf  
F. B. MALOUF President

On the 3rd day of August, A.D. 1958, personally appeared before me F. B. Malouf and Colleen Malouf who being by me duly sworn did say each for himself that he, the said F. B. Malouf is the president, and he, the said Colleen Malouf is the secretary of Malouf Investment Company, and that the within and foregoing instrument was signed in behalf of said corporation by authority of a resolution of its board of directors and said F. B. Malouf and Colleen Malouf each duly acknowledged to me that said corporation executed the same and that the seal affixed is the seal of said corporation.

F. Blair Malouf  
NOTARY PUBLIC

My commission expires October 10, 1959 My residence is Salt Lake City, Utah



Recorded SEP 5 1958 at 12:36 P.M.  
Request of Malouf Investment Co  
Fee Paid. Hazel Taggart Chase,  
Recorder, Salt Lake County, Utah  
\$ 2.20 By [Signature] Deputy  
Ref. 146 South West Temple  
SAC