Ober All Mary

THE STATE OF TEXAS (* 1391446)

WHEREAS, Chimney Rock Co. is the owner of that certain tract of land identified and referred to as "RESERVE 'C' UNRESTRICTED" on plat of MESTEURY, SECTION NO. 2, said play recorded in the office of the County Clerk of Harris County, Texas under File No. 1387702; and

Platted and is indicated on the plat above mentioned as "Unrestricted Area" and, while it is intended that said area may be used for business purposes, it is deemed to the best interest of this company and of the persons who may purchase residential lots in, around and near the above indicated land that the type and nature of such business uses should be restricted:

NIM, THEREFORE, we, CHINNEY ROCK CO., being the owner of the above specifically described land (heretofore unrestricted as to use) do hereby ADOPT the following covenants and restrictions as to the land hereinabove specifically described, which shall be taken and deemed as covenants to run with the land and shall be binding on Chimney Rock Co. and all parties and persons claiming under it until March 3, 1900, at which time said covenants, conditions and restrictions shall be automatically extended for successive periods of ten (10) years each, unless, by duly recorded instrument, signed by a majority of the property owners in the addition in which said properties lie, it is agreed to change said covenants, conditions and restrictions, in whole or in part:

(a) The property hereinabove specifically described may be used for schools, churches, retail stores, wholesale stores, service stores, water well or wells (including machinery, equipment and appurtenances necessary and reasonably incidental to the drilling, completion, operation, maintenance and repair of said water well or wells, and storage tanks or tanks, reservoirs, pump house and other above-ground installations and equipment for the operation of said water wells and the processing, handling, distribution and servicing of surrounding areas with water, or any other legitimate public or husiness purposes, provided that the same shall never be used for a public or business purpose which results in or is accompanied by obnoxious or offensive odors or activities constituting a nuisance to

THE STATE OF THE S

the edjoining residential area.

(b) Nothing in the foregoing shall be so somstrued as to forbid, restrict or prohibit the use of said property for the following public or business purposes!

- Orocery stores.
- Drug stores.
- Variety stores
- Barber shops, beauty shops, shoe repairing shops, washateries, or other type of shop providing Keneral or particular service to the public.
- Restaurants.
- Cafeterias.
- Filling stations.
- Office buildings.
- (y) Wholesels businesses.
- 10) Light manufacturing.
- 11) Theatres.
- (12) Garages.
- 13) Lodge rooms.
- 14) Schools.
- (15) Churches
- (16) Water, including water wells thereon, the operation of such wells, and handling, processing, storing, treating and distributing the vater therefrom, and all purposes related thereto; or
- (17) Any other legitimate public or business activity, similar or dissimilar to those enumerated by the foregoing, provided that the same is not accompanied by obnogious or offensive noises, odors or other type of activities constituting a nuisance to the residential area immediately adjoining such property.

_ day of Murch, 1955. EXECUTED this 3rd

Secretary

. Ситмик носк со.

THE STATE OF THEAS COUNTY OF BAIGRIS

HEFIRE ME, the undersigned authority, on this day personally President of CHIDOUT ROCK IRA BERRE appeared CO., known to me to be the person and officer whose name is subscribed to the foregoing instrument and acknowledged to me that the same was the act of the said CHIMORY HUCK CO., a corporation, and that he executed the same as the act of such corporation for the purposes and consideration therein expressed, and in the capacity therein stated.

GIVEN UNDER MY BAND AND SEAL OF OFFICE this the day of March, 1955.

Notary Public, Herris County, Texas

HIRIST AND WESTINGHER --------