



1 be located nearer than seven feet to any side lot line. This  
2 provision shall not prevent the owner of two or more adjoining  
3 lots from constructing a dwelling house closer than seven feet  
4 to the lot line common to the adjoining lot in each common owner-  
5 ship.

6 Business structures may be constructed on Lot 7, Block 4,  
7 but no structure shall be erected on said Lot 7, Block 4, the front  
8 of which is nearer than 30 feet to 15th Avenue or to Indian School  
9 Road, nor nearer than seven feet to either side property line of  
10 said lot.

11 III. AREA OF DWELLING:

12 No dwelling having a ground floor area of less than 900  
13 square feet, exclusive of open porches, pergolas, and basements,  
14 and costing less than \$4,000.00, shall be permitted on any lot in  
15 said Woodlawn Park Subdivision.

16 IV. OCCUPANCY:

17 No trailer, basement, tent, shack, garage, barn or other  
18 out building erected in the tract shall at any time be used as a  
19 residence temporarily or permanently, nor shall any structure of a  
20 temporary character be used as a residence.

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21 VI. USE OF PROPERTY:

22 No noxious or offensive trade or activity shall be carried  
23 on upon any lot, nor shall anything be done thereon which may be  
24 or become an annoyance or nuisance to the neighborhood.

25 VI. RACE RESTRICTIONS:

26 [REDACTED]  
27 [REDACTED]  
28 [REDACTED]  
29 [REDACTED]  
30 [REDACTED]

31 VII. ENFORCEMENT:

32 If there shall be a violation or attempted violation of

1 any of the covenants herein, it shall be lawful for any person  
2 or persons owning real property situated in said tract to prosecute  
3 any proceedings at law or in equity against the person or persons  
4 violating or attempting to violate any such covenant, and either  
5 to prevent him or them from so doing or to recover damages or other  
6 relief from such violation.

7 VIII. SEPARABILITY:

8 Invalidity of any part of these covenants, or any  
9 portion thereof, by judgment or court order shall in no wise affect  
10 any of the other provisions which shall remain in full force and  
11 effect.

12 This declaration forms a part of the recorded map or  
13 plat heretofore referred to.

14 IN WITNESS WHEREOF, the undersigned have heretofore  
15 subscribed their names this 24 day of June, 1948.

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Porter W. Womack

Lolita W. Womack

J. R. Womack

Rosena Womack

24 STATE OF ARIZONA }  
25 COUNTY OF MARICOPA } ss.

26 On this the 24 day of June, 1948, before me, the under-  
27 signed Notary Public, personally appeared PORTER W. WOMACK, and  
28 LOLITA W. WOMACK, husband and wife, and J. R. WOMACK and ROSENA  
29 WOMACK, husband and wife, known to me to be the persons whose names  
30 are subscribed to the within instrument, and acknowledged that they  
31 executed the same for the purpose therein contained.

32 IN WITNESS WHEREOF I heretofore set my hand and official seal.

Arthur J. Adams  
Notary Public



33 Commission Expires: 24-67

STATE OF ARIZONA  
COUNTY OF MARICOPA  
The City of  
COMPANIES  
I, Arthur J. Adams, Notary Public for the State of Arizona, do hereby certify that the foregoing is a true and correct copy of the original instrument filed for record in my office on this 24 day of June, 1948.