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Instrument #2007-4477, filed March 30, 2007.

Return to: Liberty Bank, 4867 Ashway, Dubuque, IA 52002

Prepared by: Joseph J. Bitter, 485 Locust St., Dubuque, IA, 52001 - Telephone: 563-588-4608

RESTRICTIVE COVENANTS

**ABELN ABSTRACT
& TITLE COMPANY**

1. North Grandview Estates, L.L.C., an Iowa limited liability company "Developer" is the owner and developer of the hereinafter described real estate, located in Dubuque, Dubuque County, Iowa, to-wit:

Lots 1 through 36 of NORTH GRANDVIEW ESTATES NO. 2, in the City of Dubuque, Iowa, according to the recorded Plat thereof,

2. Developer does hereby place these restrictions upon each of the above described lots, same to become effective immediately upon filing this document with the Dubuque County Recorder, said Restrictive Covenants to continue for a period of 21 years, unless otherwise extended, as provided in Chapter 614 of the Code of Iowa.

3. No lot shall be further sub-divided. Each lot shall be used and maintained for residential purposes only. Only one single family residence may be constructed on each lot. In addition, the owner may construct an attached or detached garage. Only one family shall occupy a lot, and no garages or out-buildings shall be used for residential purposes.

4. Absentee landlords are prohibited. The owner of the particular lot shall not rent the lot or the residence out to others for more than 3 months in any calendar year.

5. There shall be no storage of trash, garbage, waste, debris, junk, old machinery, or non-operable motor vehicles. The owner of a lot shall keep the lot clean and tidy at all times.

6. Pets are not prohibited. However, farm animals, including horses, shall not be bred, housed, or raised on the premises.

7. The owners of the lots are entitled to peaceful possession. Therefore, excessive noise is prohibited. Revving up engines, and using vehicles which are loud and noisy, is prohibited. Examples of loud engine noise may include but are not necessarily limited to loud dirt bikes, motorcycles, ATV's, and snowmobiles. Other examples of excessive noise may include the playing of loud or amplified music.

**ABELN ABSTRACT
& TITLE COMPANY**

**Abeln Abstract & Title Company
Established
1893**

