

FILED FOR RECORD

At 3:00 O'clock P.M.

SEP 2 1983

RELEASE OF PROTECTIVE COVENANTS
FOR OAK RIDGE WEST ADDITION
CITY OF PEA RIDGE. ARKANSAS

JOSEPHINE R. HEYLAND
Clerk and Recorder
BENTON COUNTY ARK.

REVERSED

WHEREAS, the undersigned are the owners of all of the Lots and land contained in Oak Ridge West Addition, Pea Ridge, Arkansas in Benton County, Arkansas as shown by Plat Record 4, page 33 of the plat records of Benton County, Arkansas, and

WHEREAS, all of the undersigned owners of said property do by these presents hereby agree to remove and release all of the Protective Covenants for Oak Ridge West Addition, City of Pea Ridge, as set out and contained in said Protective Covenants filed for Record on March 26, 1982 in Deed Record 584 page 65 of the Deed Records of Benton County, Arkansas on the following described portion of said Oak Ridge West Addition and being described as the following described real property situate in Benton County, Arkansas:

The North 30 acres of Oak Ridge West Addition, City of Pea Ridge, Arkansas, the South boundary of which tract is the presently existing fence extending across the entire length of Oak Ridge West Subdivision from East to West. The location of which fence is approximately 990 feet South of the North line of said Oak Ridge West Addition.

The parties further agree and stipulate that said Protective Covenants for Oak Ridge West Addition as set out in Deed Record 584 page 65 shall remain in full force and effect for all other property contained in said Oak Ridge West Addition other than the above-described property, the North thirty (30) acres of said addition being released from said covenants.

IN WITNESS WHEREOF we have hereunto set our hands and seals this 1st day of Sept, 1983.

X Ruby J. Dinkins
Ruby J. Dinkins, a single person

Evelyn Smith
Evelyn Smith, a single person

Johann Hoepfer

(CONTINUED ON NEXT PAGE)

Theresia Hoepfer

James E. Watson
James E. Watson

Paula Jo Watson
Paula Jo Watson

Franklin D. Miller
Franklin D. Miller

Helen R. Miller
Helen R. Miller

Kinley Miller
Kinley Miller

Jerri Miller
Jerri Miller

ACKNOWLEDGMENT

STATE OF ARKANSAS)
) ss
COUNTY OF Benton)

X BE IT REMEMBERED, That on this day came before the undersigned, a Notary Public within and for the County aforesaid, duly commissioned and acting, Ruby J. Dinkins, a single person to me well known as the Grantor in the foregoing Instrument, and stated that she had executed the same for the consideration and purposes therein mentioned and set forth.

Witness my hand and seal as such Notary Public this 3rd day of May, 1983.

Paul C. Galvan
Notary Public

My Commission expires:
Feb. 10, 1984

ACKNOWLEDGMENT

STATE OF ARKANSAS)
)
COUNTY OF BENTON)

BE IT REMEMBERED, That on this day came before the undersigned, a Notary Public within and for the County aforesaid, duly commissioned and acting, Evelyn Smith a single person to me well known as the Grantor in the foregoing Instrument, and stated that she had executed the same for the consideration and pruposes therein mentioned and set forth.

Witness my hand and seal as such Notary Public this 3rd day of May, 1983.

Paul C. Galvan
Notary Public

My Commission expires:
Feb. 10, 1984

ACKNOWLEDGMENT

X Johann Hoepfer (Foreign Country)
 X Theresia Hoepfer (Province or other political Subdivision)

BE IT REMEMBERED, That on this day, came before the undersigned a Johann Hoepfer within and for the Theresia Hoepfer aforesaid, duly commissioned (Province or other political Subdivision) and acting, Johann Hoepfer and Theresia Hoepfer, husband and wife, to me well known as the Grantor in the foregoing Instrument, and stated that they had executed the same for the considerations and purposes therein stated and set forth.

Witness my hand and seal as such _____, this _____ day of _____, 1983.

[Signature]
 (Official Designation) _____

My commission expires:

3/31

ACKNOWLEDGMENT

STATE OF ARKANSAS)
 COUNTY OF BENTON)

BE IT REMEMBERED, That on this day, came before the undersigned a James E. Watson and Paula Jo Watson within and for the County aforesaid, duly commissioned and acting James E. Watson and Paula Jo Watson, husband and wife, to me well known as the Grantor in the foregoing instrument, and stated that they had executed the same for the considerations and purposes therein stated and set forth.

Witness my hand and seal as such _____, this _____ day of _____, 1983.

[Signature]
 Notary Public

My commission expires:

3/31

(see next page)

ACKNOWLEDGMENT

STATE OF ARKANSAS)

COUNTY OF BENTON)

TO BE REMEMBERED, That on this day, came before the undersigned a Notary Public, within and for the County aforesaid, duly commissioned and acting Franklin D. Miller, Helen R. Miller, Kinley Miller and Jerri Miller to me well known as the Graantor in the foregoing instrument, and stated that they had executed the same for the considerations and purposes therein stated and set forth.

Witness my hand and seal as such Notary Public this 3rd day of May, 1983.

Paul C. Galyean
Notary Public

My commission expires:

Feb. 10, 1984

PROTECTIVE COVENANTS FOR OAK RIDGE WEST ADDITION
CITY OF PEA RIDGE, ARK.

- #1 No trailer, tent, or shack shall be erected or moved on any lot to be used as a residence.
- #2 No residence shall be constructed that is less than 1,250 square feet of heated area, excluding carports, garages, and storage rooms.
- #3 No fence shall be erected that is closer to the street than is the rear side of the house.
- #4 No noxious or offensive trade shall be carried on upon any lot nor shall anything be done thereon which may be or become an annoyance or nuisance to the neighborhood, it being the express understanding that Oak Ridge West Addition is for residential purposes only.
- #5 No animals, livestock, or poultry of any kind shall be raised, bred or kept on any lot, except that cats, dogs or other household pets may be kept.

Subscribed and sworn to before me, a Notary Public, and for Benton County, State of Arkansas, this 19th day of January, 1982.



Kinley Miller

Kinley Miller

Franklin Miller

Franklin Miller

January 19th 82
Shirley J. [unclear]
7-7-84

FILED FOR RECORD

At 10:30 O'Clock A M.

MAR 2-6 1982

JOSEPHINE R. HEYLAND

Clerk and Recorder
BENTON COUNTY, ARK.

Pick-up

RELEASE DEED
For ~~recording~~ hereof see Record 606
Page 622 9-2-83
Josephine R. Heyland Clerk
by Denise Adams AC