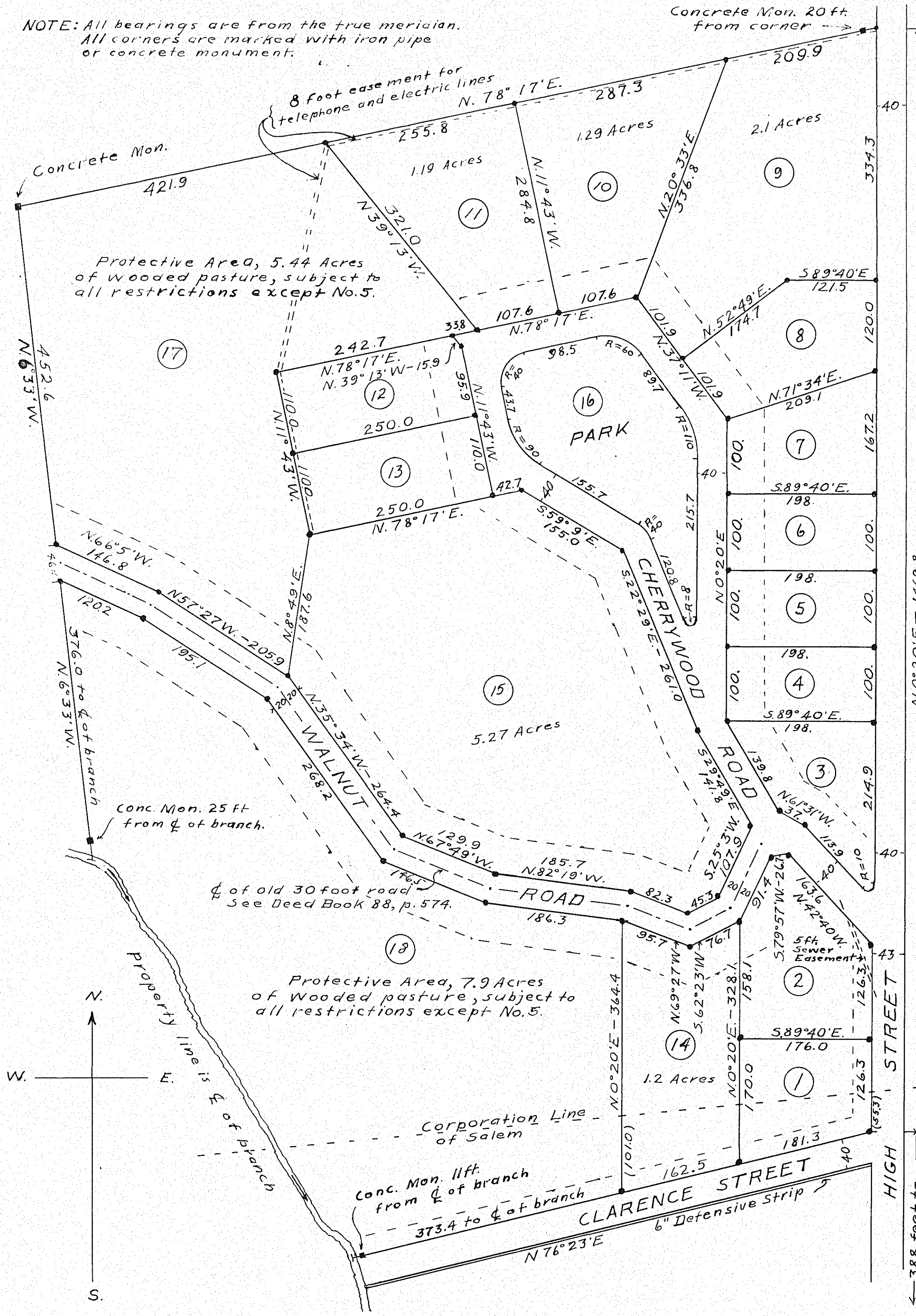




STONEWALL FOREST

PROPERTY OF D. R. CARPENTER
ROANOKE COUNTY, VIRGINIA

Scale: 1 inch = 100 feet

D. R. Carpenter, Certified Engineer

RESTRICTIONS

1. All lots in the tract shall be known and described as residential lots, except lot 16 which shall be set apart as a park, and lots 17 and 18 which shall be designated as protective areas and may also be used as pasture land.
2. No structures shall be erected, altered, placed, or permitted to remain on any residential plot other than one detached single-family dwelling, not to exceed two and one-half stories in height, a private garage for not more than two cars, and appurtenant outbuildings.
3. The following front setback lines shall be maintained for all buildings: On Cherrywood Road, 50 feet; on Walnut Road, 50 feet; on High Street, 25 feet; on Clarence Street, 25 feet; distances to be measured to the main body of the building. Residences located on lots numbered 4 through 13 shall front on Cherrywood Road only.
No building shall be located nearer than 10 feet to any side lot line, except that this side line restriction shall not apply to any outbuildings located more than 20 feet back of the front setback line.
4. No lot in this development shall have a width of less than 100 feet at the front building setback line, nor shall there be any double frontage of lots in any subdivision.
5. No residence shall be erected in this development the actual cost of which is less than \$6,000. This restriction shall not apply to lots 17 and 18, protective areas.
6. To insure harmonious design, any residence erected in this development shall be built in accordance with plans which have been approved in writing by a representative designated by the owner or owners of a majority of the lots in this development. Approval by the architectural department of the Federal Housing Administration will be accepted as meeting the requirements of this restriction.
7. No trailer, tent, shack, basement, garage, barn or other outbuilding erected on this tract shall be used as a residence either temporarily or permanently.
8. No lot shown hereon, nor any part thereof, shall be sold, leased, or conveyed to, or used, owned or occupied by any Negro, Greek, Syrian, Assyrian, Turk, or Mongol, or any corporation for the use or benefit of any person of the aforesaid races. This covenant shall not be construed as to prevent persons who may lawfully own property in this development from having servants of any of the aforesaid races employed and residing upon the premises.
9. No noxious trade nor any activity which shall become generally offensive to the community shall be carried on upon any lot in this development.
10. The foregoing restrictions shall be made covenants to run with the land and shall be binding upon all parties and all persons claiming under them until the first day of January, 1970.

Know All Men By These Presents:
That D. R. Carpenter is the owner of the Development represented in this map known as STONEWALL FOREST. The said D. R. Carpenter further certifies, in accordance with the provisions of Section #5218 of the Code of the State of Virginia, that he has subdivided into lots the land of this plot entirely of his own free will and accord.

In witness whereof there is affixed hereto the signature of the said owner this 12th day of February, 1941.
Signed: D. R. Carpenter

State of Virginia } ss.
County of Roanoke }

I, A. M. Davis, Notary Public in and for the said State and County do hereby certify that D. R. Carpenter, owner of STONEWALL FOREST whose signature is affixed to the annexed certificate has personally appeared before me and acknowledged this signature this 12th day of February, 1941.

A. M. Davis Notary Public.
My commission expires May 26, 1942.

At a regular meeting of the Council of the Town of Salem, Virginia, held February 10, 1941, all members being present, the following ordinance was unanimously adopted:

BE IT ORDAINED by the Council of the Town of Salem that the Plat and Subdivision known as STONEWALL FOREST be and the same is hereby approved as shown hereon, together with the Reservations and Restrictions written thereon and incorporated therein by reference, and the Clerk of the Council is hereby directed to certify a copy of this ordinance on the original plat of said Subdivision which original is to be recorded in the Clerk's Office of the Circuit Court of Roanoke County, Virginia.

A true copy teste: W. H. Chapman
Clerk of the Council of the Town of Salem, Va.

Approved: L. H. Bell
Chairman, Board of Supervisors of
Roanoke County

Approved: E. K. Martin
Secretary, Planning Commission of
Roanoke County

In the Clerk's Office for the County of Roanoke, Virginia, this map was presented on the 14 day of Feb, 1941, and with the certificate of acknowledgement thereto annexed admitted to record at 10:30 o'clock A. M.

Teste: Ray M. Brown Clerk.