

RESTRICTIVE COVENANTS FOR CABALLO PLACE

WHEREAS, the undersigned owners desire to make and file certain restrictive covenants affecting said property for the protection of all future property owners.

NOW, THEREFORE, the undersigned do hereby declare the creation and existence of certain restrictive covenants as hereinafter set forth and declare that said restrictions and covenants shall run with the land hereinafter described and to be binding on all parties who are or shall become parties in interest to said land. The property covered and affected by the covenants set forth herein and the restrictions applicable thereto is described as follows, to-wit:

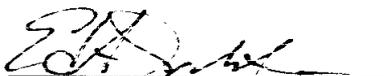
The restrictions and protective covenants herein referred to are as follows:

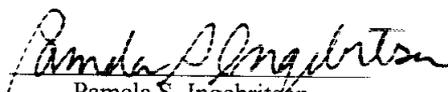
1. No structures shall be erected, altered, placed or permitted to remain other than one single family dwelling and such structures as are incidental to the use, such as private garage, well house, and barn or stable. The property may not be re-subdivided in the future for any purpose.
2. No buildings or structures whatsoever of any kind shall be located nearer than fifty (50') feet to the south right-of-way of Sundancer Lane nor nearer than twenty (20') feet to any side line or rear line of the property.
3. All dwellings shall be finished as to the exterior within one year from the start of construction. All structures shall be completely finished front, sides, and rear.
4. No trailer house, tent, shack, barn or other outbuilding shall be used as a residence, temporarily or permanently, nor shall any temporary residence be erected. A temporary contractors building or a mobile home for storage may be used during construction.
5. The premises and improvements must be maintained in an orderly condition and a good state of repair at all times.
6. No noxious or offensive activity shall be carried out nor shall anything be done thereon which may be or may become an annoyance or nuisance to the neighborhood.
7. Livestock shall be permitted.

Household pets must be contained. Kenneling is not permitted.

Pigs, swine, and poultry are not permitted.

- 8. New double wide manufactured homes will be allowed. Manufactured homes must be placed on permanent foundation according to latest standards. Permanent crawl space enclosure skirting must be masonry or approved pressure treated wood and be adequately ventilated, brick or slump block is acceptable. The tongue, axle, and wheels must be removed.
- 9. These covenants shall be binding upon the undersigned and all persons claiming under it, their heirs, successors or assigns from the date these Restrictive Covenants are recorded. These Restrictive Covenants may be modified, amended, or repealed in whole or in part by filing in the Office of the County Clerk of Otero County, New Mexico. Modification, amendment or repeal of any one or more of the foregoing restrictive covenants shall not affect the validity of the remaining covenants. Failure to enforce the provisions of the above covenants immediately upon violation shall not be considered as a waiver of such covenants.
- 10. Invalidation of one of these covenants by judgment or Court order shall in no wise affect any of the other provisions which shall remain in full force and effect.

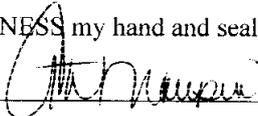

 Ed A. Ingebritson


 Pamela S. Ingebritson

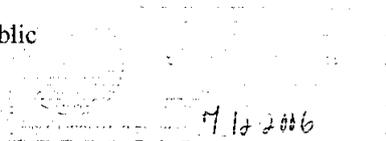
State of New Mexico)
) ss
 County of Otero)

On this 12th day of January, 2005, before me personally appeared Ed A. Ingebritson and Pamela S. Ingebritson, known to me to be the persons who executed the foregoing instrument and acknowledged that they executed the same as their free act and deed.

WITNESS my hand and seal this the day and year last written above.


 _____, Notary Public

My commission expires 7-12-2006



STATE OF NEW MEXICO } ss.
 OTERO COUNTY

FILED FOR RECORD IN MY OFFICE

This 21 day of January, 2005

At 2:15 o'clock P M and duly recorded

in Book No. 1170 Page 527-528

The records of Otero County, New Mexico

Robin Silva
 County Clerk, Otero County, New Mexico

By Kim Chase Deputy

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