15-162-21

BOOK 219 PAGE 405

PROTECTIVE COVENANTS

KNOW ALL MEN BY THESE PRESENTS:

THIS INDENTURE made by and between the undersigned, in consideration of the protective covenants herein contained, and hereby mutually agree and covenant, in consideration of the mutuality of [illegible] privileges, obligations, and protection to the undersigned [illegible] that:

1. That these covenants are to run with the lands hereinafter described and shall be binding upon all parties, thereto, their heirs, agents, executors and assigns, and all persons claiming any interest in, to or under them, until January 1, 1970, at which time said covenants shall be automatically extended for successive periods of ten years unless by a vote of the majority of the then owners of lots in Sulphur Springs, an Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska, shall agree to change said covenants in whole or in part.

2. It is further covenanted and agreed that if the parties hereto, or any of them, their heirs, executors and assigns, shall violate or attempt to violate any of the covenants herein contained, it shall be lawful for any other person or persons owning any real property situated in Sulphur Springs,, an Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska, to prosecute any proceedings at law or in equity against the person or persons violating or attempting to violate any such covenants, and either to enjoin them from so doing or recover damages for such violations.

3. It is further covenanted and agreed that the lots hereinafter described shall not be sold by the owner thereof, or his agents, to pay any person or persons of any race other than those of the Caucasian race, nor shall any other person or persons other than those of the Caucasian race use or occupy any building or any lot hereinafter described.

4. It is further covenanted and agreed that no noxious or offensive trade or activity shall be carried on upon any lot hereinafter described, nor shall anything be done thereon that shall constitute an offense or a nuisance to the neighborhood.

APPROVED, SIGNED and ORDERED recorded as to Lot [illegible] Block 1, Sulphur Springs, an Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska.

Dec. 9th 1946 Gordon W. Larsen

Mrs Johanna Larsen

APPROVED, SIGNED and ORDERED recorded as to Lot 8 Block 1 SULPHUR SPRINGS, an addition to the City of Omaha, as Surveyed, platted and recorded, Douglas County Nebraska

Dec 9th 1946 Caroline E. Johnston

APPROVED, SIGNGNED and ORDERED Recorded as to Lot [illegible] Block 1 SULPHUR SPRINGS Addition to the City of Omaha, Nebraska

Dec 9th 1946 [illegible]

APPROVED, SIGNED and ORDERED RECORDED as to Lot 2
Block 1, Sulphur Springs, an Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska.

Dec 9th 1946 [illegible]
[illegible]

APPROVED, SIGNED and ORDERED recorded as to Lot 5
Block 1, Sulphur Springs, an Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska.

Dec 9th 1946 Antonio M. Rivera
Antonia Rivera

APPROVED, SIGNED and ORDERED recorded as to [illegible]
Block 1, Sulphur Springs, an Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska.

[illegible]

APPROVED, SIGNED and ORDERED recorded as to [illegible]
Block 1, Sulphur Springs, an Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska.

[illegible]

APPROVED, SIGNED And ORDERED recorded as to Lot 11
Block 1, Sulphur Springs, an Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska.

[illegible]
3411 No 16 St

APPROVED, SIGNED and ORDERED recorded as to [illegible]
Block _____, Sulphur Springs, an Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska.

[illegible]

APPROVED, SIGNED and ORDERED recorded as to Lot 1[illegible]
Block _____, Sulphur Springs, an Addition to the City of Omaha as surveyed, platted and recorded, Douglas County, Nebraska.

Dec [illegible] 1946 Mrs Frank [illegible]
Frank [illegible] Dredla

APPROVED, SIGNED and ORDERED recorded as to Lot 20
Block 1, Sulphur Springs, an Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska.

Dec 9th 1946 Mrs John L. Niles

APPROVED, SIGNED and ORDERED recorded as to Lot 12 Block 3
SULPHUR SPRINGS, addition to the city of Omaha as platted and recorded
Douglas County Nebraska
Dec 9th 1946 Alfred L. Cook
3207 & 3209 by 16th

APPROVED, SIGNED and ORDERED recorded as to
Block 2, Sulphur Springs, an Addition to the City of Omaha,
as surveyed, platted and recorded, Douglas County, Nebraska.

3327 ave 14

APPROVED, SIGNED and ORDERED recorded as to
Block ___, Sulphur Springs, an Addition to the City of Omaha,
as surveyed, platted and recorded, Douglas County, Nebraska.

3327 ave

APPROVED, SIGNED and ORDERED recorded as to
Block ___, Sulphur Springs, an Addition to the City of Omaha,
as surveyed, platted and recorded, Douglas County, Nebraska.

3323 ave 14

APPROVED, SIGNED and ORDERED recorded as to
Block ___, Sulphur Springs, an Addition to the City of Omaha,
as surveyed, platted and recorded, Douglas County, Nebraska.

3323 ave 14

APPROVED, SIGNED and ORDERED recorded as to
Block ___, Sulphur Springs, an Addition to the City of Omaha,
as surveyed, platted and recorded, Douglas County, Nebraska.

3305 ave 14

APPROVED, SIGNED and ORDERED recorded as to
Block ___, Sulphur Springs, an Addition to the City of Omaha,
as surveyed, platted and recorded, Douglas County, Nebraska.

Lot

APPROVED, SIGNED and ORDERED recorded as to
Block ___, Sulphur Springs, an Addition to the City of Omaha,
as surveyed, platted and recorded, Douglas County, Nebraska.

1946

APPROVED, SIGNED and ORDERED recorded as to
Block ___, Sulphur Springs, an Addition to the City of Omaha,
as surveyed, platted and recorded, Douglas County, Nebraska.

1946

APPROVED, SIGNED and ORDERED recorded as to Lot 7
Block 2, Sulphur Springs, an Addition to the City of Omaha,
as surveyed, platted and recorded, Douglas County, Nebraska.

1946

APPROVED, SIGNED and ORDERED
Recorde as to Lot 7 Block 2
SULPHUR SPRINGS Addition to the City of Omaha, Douglas County Nebraska

Dec 9 1946

STATE OF NEBRASKA }
} ss
COUNTY OF DOUGLAS }

On this 7th day of December, A.D.1946 before me, a Notary Public, in and for said County, personally came the above named

[illegible] M. Larsen [illegible]
[illegible]
Antonio M. Rivera Mrs Antonia Rivera
[illegible]
[illegible]
[illegible]
Mr. John T. Niles
Alexander Beck
William A. Keller
[illegible] Thomas [illegible] Mrs [illegible]
[illegible]
[illegible] | E. A. [illegible]
[illegible] | P. H. Moore
[illegible] Rainey | Wayne W. Lyon
[illegible] | Caroline E. Johnston
[illegible] | John J. [illegible]
[illegible] | Alfred L. Cook
[illegible] | [illegible] D. Crockett
[illegible]
[illegible]
[illegible]
[illegible] Kastner

who are personally known to me to be the identical persons whose names are affixed to the above instrument as grantors, and they severally acknowledged said instrument to be their voluntary act and deed.

WITNESS my hand and Notarial Seal the date last aforesaid.

Roy M. Harrop
Notary Public

My commission expires Sept 17 1949

[illegible] DOUGLAS

7.50

[illegible] IN NUMERICAL INDEX AND RECORDED IN THE REGISTER OF DEEDS OFFICE OF DOUGLAS COUNTY, NEBRASKA [illegible] THOMAS J. O'CONNOR, REGISTER OF DEEDS

BOOK 210 PAGE 111

[illegible] COVENANTS

KNOW ALL MEN BY THESE PRESENTS:

THIS INDENTURE made by and between the undersigned, in consideration of the protective covenants herein contained, and hereby mutually agree and covenant, in consideration of the mutuality of benefits, privileges, obligations, and protection to the undersigned property owners, that:

1. These covenants are to run with the lands hereinafter described and shall be binding upon all parties hereto, their heirs, agents, executors and assigns, and all persons claiming any interest in, to, or under them, until January 1, 1970, at which time said covenants shall be automatically extended for successive periods of ten years unless by a vote of the majority of the then owners of lots in Sulphur Springs an Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska, shall agree to change said covenants in whole or in part.

2. It is further covenanted and agreed that if the parties hereto, or any of them, their heirs, executors and assigns, shall violate or attempt to violate any of the covenants herein contained, it shall be lawful for any other person or persons owning any real property situated in Sulphur Springs an Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska, to prosecute any proceedings at law or in equity against the person or persons violating or attempting to violate any such covenants and either to enjoin them from so doing or recover damages for such violations.

3. It is further covenanted and agreed that the lots hereinafter described shall not be sold by the owner thereof, or his agents, to pay any person or persons of any race other than those of the Caucasian race, nor shall any other person or persons other than those of the Caucasian race use or occupy any building or any lot hereinafter described.

4. It is further covenanted and agreed that no noxious or offensive trade or activity shall be carried on upon any lot hereinafter described, nor shall anything be done thereon that shall constitute an offense or a nuisance to the neighborhood.

APPROVED, SIGNED and COVENANTS recorded as to Lot 6 Block 3, Sulphur Springs, an Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska.

Dec 16 1941

[illegible]

2513 [illegible]

APPROVED, SIGNED and COVENANTS recorded as to Lot 7 Block 3, Sulphur Springs, an Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska.

Dec 16 1941

APPROVED, signed and ordered RECORDED as to ~~Block~~ Sulphur Springs an Addition to the ~~City of Omaha, as sur-~~ veyed, platted and recorded, Douglas County, Nebraska.

Dec 16 1946

APPROVED, SIGNED and RECORDED as to Lot 4
Block 2 Sulphur Springs an Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska.

Dec 16 1946

Lot

APPROVED, SIGNED and RECORDED as to Lot 17
Block 2 Sulphur Springs Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska.

Dec 16 1946

APPROVED, SIGNED and RECORDED as to
Block Sulphur Springs an Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska.

Dec 16 1946

APPROVED, SIGNED and RECORDED as to
Block Sulphur Springs Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska.

Dec 16 1946

APPROVED, SIGNED and ORDERED recorded as to
Block Sulphur Springs an Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska.

Dec 16 1946

APPROVED, SIGNED and ORDERED recorded as to Lot 24
Block Sulphur Springs an Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska.

Dec 16 1946

APPROVED, SIGNED and ORDERED recorded as to Lot 24 No 12
Block Sulphur Springs an Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska.

Dec 16 1946

APPROVED, SIGNED and APPROVED
and ORDERED recorded as to Lot Block
SULPHUR SPRINGS, and Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County Nebraska.

Dec 16 1946

630 210

APPROVED, SIGNED and ORDERED recorded as to Lot 36
Block 7 Sulphur Springs an Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska.

Dec 16 1946

APPROVED, SIGNED and ORDERED recorded as to Lot 20
Block 2 Sulphur Springs an Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska.

Dec 16 1946

APPROVED, SIGNED and ORDERED recorded as to 19
Block 5 Sulphur Springs an Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska.

Dec 16 1946

APPROVED, SIGNED and ORDERED recorded as to Lot 15
Block 5 Sulphur Springs an Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska.

Dec 16 1946

APPROVED, SIGNED and ORDERED recorded as to Lot 15
Block 5 Sulphur Springs an Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska.

Dec 16 1946

APPROVED, SIGNED and ORDERED recorded as to Lot 14
Block 5 Sulphur Springs an Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska.

Dec 16 1946

APPROVED, SIGNED and ORDERED recorded as to 5
Block 6 Sulphur Springs, an Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska.

Dec 16 1946

APPROVED, SIGNED and ORDERED recorded as to Lot 6
Block 6 Sulphur Springs an Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska.

Dec 16 1946

910 411

Approved and signed as to Lot 8, Block 2, SULPHUR SPRINGS an Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska.

Dec 16th 1946

Stewart E. Hurd
Hazel S. Hurd
1481 Emmet Street

Approved and signed as to Lot 5, Block 7, SULPHUR SPRINGS an Addition to the City of Omaha, Douglas County, Nebraska, as surveyed, platted and recorded.

Dec. 16th 1946

John M. Evans Lorena M. Evans
3317 No 14 ave

Approved and signed as to Lot 23, Block 7, SULPHUR SPRINGS an Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska.

3027 No 14th Ave
Dec 16th 1946

Robert W. Colberg Sr.
Lila L. Colberg

Approved and signed as to Lot 20, Block 4, SULPHUR SPRINGS an Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska.

Dec. 16th 1946

Mrs. Julia Koerber
1438 Wirt St

Approved and signed as to Lot 27, Block 7, SULPHUR SPRINGS an Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska.

3005 No 14 Ave
Dec 16th 1946

William C. Hedrick
Anna C. Hedrick

Approved and signed as to Lot 19, Block 4, SULPHUR SPRINGS an Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska.

Dec 16th 1946

A. E. Keeley
1462 Wirt St

Approved and signed as to Lot 1, Block 6, SULPHUR SPRINGS an Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska.

Dec. 16th 1946

Gustav F. Wielandt
2924 North 14 ave

~~Approved and signed as to Lot ___, Block ___, SULPHUR SPRINGS an Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska.~~

Approved and signed as to Lot 7, Block 6, SULPHUR SPRINGS an Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska.

Dec 16th 1946

[illegible]
[illegible]

Book 210 at 155

APPROVED and SIGNED and ordered recorded as to Lot 14 + 15
Block 7 Sulphur Springs, an Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska.

Dec 16th 1946

Francis Schneider
3207 No 14 Ave

APPROVED and SIGNED and ordered recorded as to Lot 21
Block 1 Sulphur Spring an Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska.

Dec. 16th 1946

H. C. [illegible]
3107 No 14 Ave

APPROVED and SIGNED and ordered recorded as to Lot 2
Block 4 Sulphur Spring, an Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska.

Dec 16th 1946

[illegible] B. [illegible]
1451 [illegible] St.

APPROVED and SIGNED and ordered recorded as to Lot 21
Block 1 Sulphur Spring, an Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska.

Dec 16th 1946

[illegible]
1434 Emmet

APPROVED and SIGNED and ordered recorded as to Lot 19
Block 7 Sulphur Spring, an Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska.

[illegible] [illegible] [illegible]
[illegible] [illegible] [illegible] lot
[illegible] [illegible]

Howard [illegible] Miller
3[illegible] No 14th Ave

[illegible] [illegible] hereby given of filing these protective covenant

APPROVED and SIGNED and ordered recorded as to Lot One
Block 5 Sulphur Spring, an Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska.

Dec 16th 1946

Roy M Harrop
Notary Public

~~APPROVED and SIGNED and ordered recorded as to Lot~~
~~Block Sulphur Spring, an Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska.~~

TO WHOM IT MAY CONCERN:

Notice is herby given to the present owners, their heirs successors and assigns of the filing of these protective covenants, against the sale or occupied or given to any persons other than the caucasian race

APPROVED and SIGNED and ordered recorded as to Lots 3-8-9-13-19
Block 2 Sulphur Springs, an Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska.

Dec 16th 1946

Roy M Harrop
Notary Public

ROY M. HARROP GENERAL NOTARY DOUGLAS COUNTY NEBRASKA

APPROVED [illegible]
Block [illegible] City of Omaha, as
surveyed, [illegible]

APPROVED, SIGNED and ORDERED recorded as to Lot 17
Block 5 Sulphur Springs an Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska.

Dec 6th 1946

August H. Lierman
[illegible] Binney St

APPROVED, SIGNED and ORDERED recorded as to Lot 15
Block 5 Sulphur Springs an Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska.

Dec 16th 1946

Lena French [illegible]
[illegible] Binney St

APPROVED, SIGNED and ORDERED recorded as to Lots 15-16-17
Block 6 Sulphur Springs an Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska.

Dec 16th 1946

[illegible] Washington
[illegible]

APPROVED, SIGNED and ORDERED recorded as to Lot 13
Block 7 Sulphur Springs an Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska.

Dec 16th 1946

[illegible]
[illegible]

APPROVED, SIGNED and ORDERED RECORDED AS TO Lot 5
Block Sulphur Springs an Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska.

Dec 16th 1946

[illegible]
[illegible]

APPROVED, SIGNED and ORDERED recorded as to Lot [illegible]
Block Sulphur Springs an Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska.

Dec 16th 1946

[illegible]
[illegible]

APPROVED, SIGNED and ORDERED recorded as to Lot 11
Block 7 Sulphur Springs an Addition to the City of Omaha, as surveyed, platted and recorded, Douglas County, Nebraska.

Dec

[illegible]
[illegible]

STATE OF NEBRASKA)
) ss
COUNTY OF DOUGLAS)

On this 16th day of December, 1946, before me a Notary Public in and for said County personally came the above named

Amanda [illegible] Barrard
Mary [illegible]

Mrs. C. T. Davidson	John McEvans
H. A. Riggs	Glenn N. Evans
Margaret Lady	Robert W. Colley Co.
W. B. Anderson	Lewis L. Colberg
John N. Reynolds	William A. Hedrick
Mona M. Trumble	Anna Hedrick
R. M. Claire	Gustave Leland
Donald Falconer	Gus W. Mundlin
Wm. G. McCaslin	Miss Julia Koewler
Emil B. Carkey	G. G. Keeley
Gertrude Hageman	Frances Schmidt
P. Corrigan	H. C. Russell
Mary Smith	Julia B. Krader
Alvina Bellinger	Theo. T. Thompson
Frank A. Swanson	Edward Theodore Miller
Adolph Kolnn	
Andrew F. Dunn	
August B. Lernan	
Lena French Pelerson	
L. A. Washington	
V. E. Cleans	
Carl Lemarck	
Andrew C. Madison	
[illegible] Wagner	
[illegible]	
[illegible]	

to me known to be the [illegible] persons whose names are affixed to the foregoing [illegible] and [illegible] the same to be their voluntary act and deed.

[illegible]