

NO. RECORDED  
JON H. GIGUERE, Recorder  
PUEBLO COUNTY, COLORADO

DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS

UNIVERSITY PARK  
FILING NUMBER ELEVEN

THIS DECLARATION, made the 25th day of February,

A.D., 1980 by Otero Investment, Inc.

W I T N E S S E T H:

WHEREAS, Otero Investment, Inc., is the owner of certain real property in the County of Pueblo, State of Colorado, which is more particularly described as

University Park Subdivision  
Filing Number Eleven  
Pueblo, Pueblo County, Colorado; and

WHEREAS, Otero Investment, Inc., desires to protect and enhance the value, desirability and attractiveness of said property for all parties having or acquiring any right, title or interest in the above described property; and to this end, will convey the real property described above subject to the covenants, restrictions and easements, hereinafter set forth, each and all of which is and are for the benefit of said property and each owner thereof: and

NOW THEREFORE, Otero Investment, Inc., hereby declares that the real property described above is and shall be held, transferred, sold, conveyed and occupied subject to the following covenants, conditions, restrictions, and easements, hereinafter sometimes referred to collectively as "covenants and restrictions," all of which are for the purpose of enhancing and protecting the value, desirability and attractiveness of said property. These covenants and restrictions shall run with said real property and shall be binding on all persons having or acquiring any right, title or interest in said property or any part thereof, and shall inure to the benefit of each owner thereof.

