

### **Utility Clause**

Grantees, by acceptance of this conveyance, covenant and agree for themselves, their heirs, successors and assigns, to permit all known and unknown utilities existing as of the date of the deed, to maintain easements for the purpose of maintaining, constructing or reconstructing utility lines and their appurtenances over, under or across the lands herein conveyed.

### **Billboard Clause**

Grantees, for themselves, their successors and assigns, by acceptance of this conveyance, covenant and agree, and it is made a condition of this conveyance, that the property herein described shall not be used for the construction, erection or maintenance of billboards or advertising signs other than signs advertising activities conducted on the property or services and products therein provided. This shall be a covenant running with the land and is binding upon Grantees, their successors and assigns. Upon a breach of this covenant and after 10 days written notice to Grantees or their assigns to remove said offending sign as described above, Grantor retains the right to enter the property herein conveyed and remove said sign at the sole expense and liability of Grantees or their successors and assigns.