

TITLE TO REAL ESTATE

- E No noxious or offensive trade or activity shall be carried on upon any lot nor shall anything be done thereon which may be or become an annoyance or nuisance to the neighborhood.
- F No trailer, basement, tent, shack, garage, barn, or other outbuilding erected in the tract shall at any time be used as a residence temporarily or permanently, nor shall any structure of a temporary character be used as a residence.
- G No dwelling costing less than \$3,500.00 shall be permitted on any lot in the tract. The ground floor area of the main structure, exclusive of one-story open porches and garages, shall be not less than 750 square feet in the case of a one-story structure nor less than 700 square feet in the case of a one and one-half, two, or two and one-half story structure.
- H An easement is reserved over the rear 5 feet of each lot for utility installation and maintenance.
- I No persons of any race other than the Caucasian race shall use or occupy any building or any lot, except that this Covenant shall not prevent occupancy by domestic servants of a different race domiciled with an owner or tenant.

IN WITNESS WHEREOF I have hereunto set our hand and affixed our seal this the 6th day of March, 1947.

In the presence of:) SHIVES-HUGHES REALTY CO.

Margaret McCreary) By Aubrey C. Shives (LS)
) President

Patrick C. Fant) And R. E. Hughes (LS)
) Secretary

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STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE.

PERSONALLY appeared before me Margaret McCreary who, being duly sworn, says that she saw the within named Aubrey C. Shives, President, and R. E. Hughes, Vice-President, SHIVES-HUGHES REALTY CO., sign, seal and as their act and deed execute the foregoing Covenants and the she with Patrick C. Fant witnessed the execution thereof.

SWORN to before me this)
6th day of March, 1947.)

Patrick C. Fant (LS))
Notary Public for South)
Carolina.)



Margaret McCreary

Recorded March 12th, 1947 at 11:23 A. M. #4841