

record owners of a majority of the lots in this subdivision and duly recorded appointing a representative, or representatives, who shall thereafter exercise the same powers previously exercised by said committee.

(C) No residential structure shall be erected or placed on any building plot, which plot has an area of less than 5000 square feet or a width of less than 50 feet at the front building set-back line, with no exceptions, as shown on recorded plat. Lot #3 to be play area, no dwelling.

(D) No noxious or offensive trade or activity shall be carried on upon any lot nor shall anything be done there on which may be or become an annoyance or a nuisance to the neighborhood.

(E) No trailer, basement, tent, garage, barn or other out-buildings 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.

(F) No dwelling costing less than \$4,000.00 shall be permitted on any lot in this tract. The ground floor area of the main structure, exclusive of one-story open porches, and garages shall be not less than 650 square feet in the case of a one-story structure nor less than 600 square feet in the case of a one and one half, two, or two and one half story structure.

(G) An easement is reserved over the rear five feet of each lot for utility installation and maintenance.

(H) All sewer disposal shall be by septic tanks, meeting the approval of the State Board of Health, until such time as municipal sewerage disposal is made available.

(I) No building shall be located nearer to the front lot line or nearer to the side street line than the building setback lines shown on the recorded plat. In any event, no building shall be located on any residential building plot nearer than 25 feet to the front lot line, nor nearer than 25 feet to any side street line; except that on all building plots, Lot #3 shall be a play area, no building shall be located nearer than 25 feet to the front lot line nor nearer than 25 feet to any side street line. No building, except a detached garage or other outbuilding located 50 feet or more from the front lot line, shall be located nearer than 5 feet to any side lot line. No residence or attached appurtenance shall be erected on the lot number three, which shall be used as a play area.

This the 11th day of April, 1950

In the presence of:

Edith C. Southern
Fletcher C. Mann

C. A. Neal
C. A. Neal

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

PERSONALLY appeared before me Edith C. Southern and made oath that she saw the within named C. A. Neal sign, seal and as his act and deed, deliver the within written instrument for the uses and purposes herein mentioned and that she with Fletcher C. Mann witnessed the execution thereof.

SWORN to before me this
11th day of April, 1950

Fletcher C. Mann (SEAL)
Notary Public, S. C.

Edith C. Southern

Recorded April 20th. 1950 at 8:32 A. M. #9718