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COUNTY OF GREENVILLE )  
STATE OF SOUTH CAROLINA )  
RESTRICTIONS AND PROTECTIVE COVENANTS FOR NORTH  
ACRES, PROPERTY OF DOUGLAS WILSON REALTY CO.

The following restrictions and protective covenants shall apply to all the development known as North Acres as shown divided into lots on plat of property of Douglas Wilson Realty Co., of Greenville, S. C., made by Dalton & Howes, Engineers, December 1952. These covenants shall remain with the land and shall be binding on all parties and all persons claiming under them until December 1977, at which time said covenants shall automatically terminate, unless by a vote of a majority of the then owners of the lots, it is agreed in writing to extend said covenant until such period of time as they may see fit.

If the parties hereto, or any of them, their heirs, or assigns, shall violate, or attempt to violate any of the covenants therein, it shall be lawful for any other person or persons owning any real property situated in said development or sub-division to prosecute any proceedings at law, or <sup>in</sup> its equity, against the person or persons violating or attempting to violate any such covenant and either to prevent him, or them, from so doing to recover damages or any other dues for such violation.

Invalidation of any one of these covenants by judgment or court order shall in no wise effect any of the other provisions which shall remain in full force and effect.

(a) All lots in the tract shall be known and described as residential lots. No residences shall be erected, altered, placed, or permitted to remain on any residential building plot other than one detached single family dwelling, together with garage and other out-buildings incidental to residential use of the plot. Dwellings are not to exceed 2 stories in height and a private garage for no more than three automobiles.

(b) Before any building shall be erected, placed or altered on any building plot, sketches, permanent plans and specifications shall be submitted to a building committee for this development who will approve, or make recommendations, with respect to the building conforming and harmonizing with the existing structures, or those having been approved and/or to be constructed. It shall be the duty of this committee to see that no building or buildings by its design shall devalue the surrounding property.