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the street than the front building line shown on the Plat, except that hedges and/or ornamental fences not exceeding three feet in height shall be permitted.

8. No lot shall be recut so as to reduce the frontage of any lot or so as to reduce the area to less than 7500 square feet, nor so as to face the lot in any direction other than as shown on the Plat.

9. All one or two story dwellings constructed on lots facing or adjoining the New and the Old Augusta Road and the White Horse Road and on lots fronting Pecan Drive shall have not less than 850 square feet on the ground floor and all one or two story dwellings constructed on the remaining lots shall have a ground floor area of not less than 740 square feet. In determining this floor space, car ports, attached garages or porches shall not be included.

10. The purchaser of each lot shall be entitled to one tap on the water main owned and installed by the subdivider in the street or road on which the lot fronts. All such lot taps shall be made at the purchasers expense and in compliance with the same regulations used by the Greenville City Water Works and no water line from any lot tap shall be extended beyond the boundaries of this subdivision.

11. No noxious or offensive trades or practices which shall constitute a nuisance shall be carried on or conducted on any of the lots or any portion of the lots hereinabove referred to.

12. There shall be a back yard depth of not less than 25 feet in the rear of each dwelling erected on any of these lots.

13. In the area not cut into lots at the Southeast intersection of the White Horse and Augusta Road, no building of any nature shall be constructed nearer than 25 feet to the White Horse Road or to Pecan Drive.

14. All sewer disposal shall be by septic tank meeting the approval of the State Board of Health until such time as other suitable means of sewer disposal is available.

IN WITNESS WHEREOF, I, A. C. Mann, the owner of the above referred to portion of the subdivision known as Pecan Terrace, have hereunto set my hand and seal this the 30th day of April, 1953.

Signed, sealed and delivered in the presence of:

A. C. Mann (L.S.)

Obera F. Mitchell

Beth R. Painter

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

P R O B A T E

PERSONALLY APPEARED BEFORE ME Beth R. Painter, who on oath says that she saw the within named A. C. Mann sign, seal, and as his act and deed deliver the within written instrument for the uses and purposes therein mentioned and that she with Obera F. Mitchell witnessed the execution thereof.

SWORN TO BEFORE ME
this 30th day of April, 1953
[Signature] (L.S.)
Notary Public for South Carolina

Beth R. Painter

Recorded April 30th, 1953 at 11:25 A. M. #9815