

STATE OF SOUTH CAROLINA)
 COUNTY OF GREENVILLE)

GREENVILLE CO. S. C.

RESTRICTIONS

AUG 6 3 05 PM 1955

The following restrictions or protective covenants are hereby imposed by the undersigned property owner on all lots facing on Dogwood Drive, located in Cleveland Township, as shown on a plat recorded in Plat Book 44 at page 49, and being on or near a section commonly referred to as Bald Rock:

1.

These restrictions are to run for a period of 20 years from date hereof and may be extended for successive periods of 10 years by a vote of a majority of the owners of property on Dogwood Drive. Each lot to have one vote whether owned by more than one person or not.

2.

This property shall be used solely and exclusively for single family residential dwellings.

3.

No residence shall be located on any road nearer than 25 feet to the front lot line and such residence shall face toward the front line of said lot and no lot may be re-cut so as to face in any other direction than shown upon the recorded plat.

4.

No trailer, basement, tent, shack, garage, barn or other outbuilding erected upon any lot shall at any time be used as a residence, temporarily or permanently. No structure of a temporary nature shall be used as a residence. No house-trailer shall be permitted on this property.

5.

All sewerage disposal shall be by septic tank meeting the approval of the South Carolina State Board of Health.

6.

The owner reserves an easement across each lot for the purpose of installing sewer lines.

7.

No noxious or offensive activity shall be carried on anywhere upon the property described in the plat, nor shall anything be done thereon which may be or become a nuisance, or menace to the neighborhood. No livestock or domestic animals shall be permitted on the lots in this subdivision.

8.

If any of the property owners shall violate or attempt to violate any of the restrictions herein contained, any other property owner along said Drive shall have the right to prosecute any proceeding at law or in equity against the person violating or attempting to violate such restrictions.