

FILED  
GREENVILLE CO. S. C.

## RESTRICTIVE COVENANTS FOR

JUN 8 5 08 PM 1959  
CHESTNUT HILLS NO. 1OLLIE F. ...  
GREENVILLE, S. C.

The undersigned, being the owner of all lots and tracts of land shown on the Plat of Chestnut Hills No. 1, recorded in the Office of the R.M.C. for Greenville County, South Carolina, in Plat Book MM, Page 107, does hereby impose on the lots and tracts hereinafter designated, the covenants and restrictions hereinafter set forth which shall be binding on all parties and all persons claiming under them until January 1, 1984, at which time said covenants shall be automatically extended for successive periods of ten years unless by vote of a majority of the ~~ten~~ owners of the lots it is agreed to change or abrogate said covenants in whole or in part.

If the undersigned, its successors or assigns, or any property owner, shall violate or attempt to violate any of the covenants herein it shall be lawful for any other person or persons owning any real property situate in said development or subdivision to prosecute any proceedings at law or in equity against the person or persons violating or attempting to violate any such covenant and either to prevent him or them from so doing or to recover damages or dues for such violation.

Invalidation of any one of these covenants shall in no wise affect any of the other provisions which shall remain in full force and effect.

A. All lots in this tract shall be known and described as residential lots. No structures shall be erected, altered, placed or permitted to remain on any residential building lot other than one detached single family dwelling, not to exceed 2½ stories in height and a private garage for not more than two cars and servants' quarters per family.

B. No building shall be erected, placed or altered on any building plot in this subdivision until the building plans, specifications, and plot plan showing the location of such building have been approved in writing as to conformity and harmony of external design with existing structures in the subdivision, and as to location of the building with respect to existing structures, topography and finished ground elevation, by a committee composed of R. E. Hughes and G. J. Hughes and a property-owner representative selected by them. In the event of death or resignations of any member of said committee, the remaining members or member shall have full authority to approve or disapprove such design and location or to designate a representative with like authority. In the event said committee, or its designated representative, fails to approve or disapprove such design and location within 30 days after said plans and specifications have been submitted to it, or, in any event, if no suit to enjoin the erection of such building or the making of such alterations has been commenced prior to the completion thereof, such approval will not be

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