

STATE OF SOUTH CAROLINA :  
: RESTRICTIVE AND PROTECTIVE COVENANTS  
COUNTY OF GREENVILLE :

The Restrictive and Protective Covenants listed below are hereby imposed on the property of the owner herein, the description of which is as follows:

All of those parcels or lots of land in Oneal and Chick Springs Townships of Greenville County, South Carolina, located about one mile northwest of the City of Greer, lying on the Mt. Vernon Road and the Smith Road, and being all of Lots Nos. 1 through 12, inclusive, as shown on a plat of property made for Mrs. Daisy W. Howard by Terry T. Dill, Surveyor, dated May, 1964, recorded in Plat Book KKK, page 149, R.M.C. Office for Greenville County.

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RECORDED

1. The above identified property shall be used exclusively for residential purposes.
2. Only one family type dwellings with a minimum of 1450 square feet of inside floor space shall be constructed, erected and/or placed on any part of this property.
3. That no more than one dwelling shall be erected or placed on any one lot.
4. That no dwelling or other building (i.e. garage to park private vehicles of occupants) shall be placed any closer than 40 feet to the road or street on which the lot fronts.
5. That neither asbestos siding, concrete blocks or similar material will be used to constructed the exterior of any building placed on this property.
6. That neither mobile homes, house trailers, quonset huts, tents nor similar structures shall be parked, placed or erected on this property.
7. That neither hotel, motel, apartment house or duplex nor garage apartment shall be erected or placed on this property.
8. That no building or establishment shall be constructed, erected and/or placed on this property for business purposes.
9. That adequate bathroom and sewage disposal shall be provided in all houses placed on this property and suitable septic tanks provided that conform to the Board of Health specifications with easements for public utilities when available.
10. That no sign which advertises any product or business profession shall be erected or placed in any manner on this property.

WITNESS our hands and seals this the 21st day of September, 1965.

Signed, sealed and delivered in the presence of:

H.W. [Signature]  
Loris A. Carpenter

Daisy W. Howard (SEAL)  
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(SEAL)

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