

GREENVILLE COUNTY

JUN 12 3 47 PM 1968

OLLIE FARNSWORTH
R.M.S.

BOOK 846 PAGE 289

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE) RESTRICTIONS AND AGREEMENT

WHEREAS, the undersigned, Lenora B. Haselwood, is the owner of a tract of land in the County of Greenville, State of South Carolina, lying between South Carolina Highway 316 and road to Grove Station, the same being shown on a plat recorded in the RMC Office for Greenville County, S. C., in Plat Book "Y", at Page 101, less, however, those two (2) certain tracts which have been heretofore sold from the tract, as shown by deeds recorded in the RMC Office for Greenville County, S. C., in Deed Book 549, at Page 71 and Deed Book 772, at Page 135, and;

WHEREAS, Lenora B. Haselwood has entered into a contract for the sale of 11.67 acres to Carl E. Buck, Jr., said contract dated May 27, 1968, and it being deemed for the mutual advantage of both Lenora B. Haselwood and Carl E. Buck, Jr. that the tract being sold under said contract and the remaining portion of the tract being retained by Lenora B. Haselwood have certain restrictions imposed thereon,

It is, therefore, mutually agreed that the said tracts shall be subject to the following restrictive covenants and agreements, which shall run with the land, and shall be binding upon the said Lenora B. Haselwood and Carl E. Buck, Jr., and upon their heirs and assigns:

- (1) The property shall be used exclusively for residential purposes only.
- (2) This property shall not be subdivided or cut into lots containing less than 85,000 square feet, and provided further that no dwelling shall be erected on said property, containing less than 1,850 square feet living area, exclusive of garages, porches, and breezeways.
- (3) No trailer, basement, tent, shack, garage, barn, or other outbuilding shall at any time be used as a residence, temporarily or permanently, nor shall any structure of a temporary character be used as a residence. No house trailer shall be placed or permitted to remain upon the property, regardless of the use being made of such trailer. However, this shall not prevent the temporary storage or placing of two-wheeled camping trailers owned by the owner of the property on such property, provided such camping trailers are not used as a residence, either temporarily or permanently while thereon. No commercial trucks, as distinguished from farm trucks, or trailers shall be habitually parked or garaged on said property.

(Continued on next page)

SIDNEY L. JAY ATTORNEY AT LAW GREENVILLE, S. C.

*L. B. H. -
OEB*

*For Amendment to Restrictions see Deed Book 983 Page 487 -
For Amendment to Restrictions see Deed Book 983 Page 489
For Amendment to Restrictions see Deed Book 971 Page 240 -*