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OLLIE FARNSWORTH
R. M. C.

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J. N. B.
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RESTRICTIVE COVENANTS
GREENVILLE CIVIC CENTER

KNOW ALL MEN BY THESE PRESENTS That the GREENVILLE COUNTY LIBRARY, created and existing under the statutes of South Carolina, THE GREENVILLE LITTLE THEATRE, a South Carolina eleemosynary corporation, and THE GREENVILLE COUNTY FOUNDATION, a South Carolina eleemosynary corporation, being all of the owners of the property hereinafter referred to as the CIVIC CENTER, do hereby impose upon said property the following restrictive covenants:

(1) It is declared and agreed that these covenants are for the mutual benefit of the owners of property in the CIVIC CENTER and are covenants running with the land.

(2) The covenants shall be effective until January 1, 1995, and shall be automatically renewed thereafter for two (2) successive periods of 25 years each, unless terminated or modified by unanimous agreement of all owners of property comprising the CIVIC CENTER.

(3) The Greenville Civic Center LAND USE PLAN dated September 11, 1969, is attached hereto, incorporated herein by reference and adopted as a part of these covenants, hereinafter referred to as the "Master Plan."

(4) The property covered by these covenants is that shown on said Master Plan. Specifically excluded from these covenants and wholly released from these or any previous covenants is that tract of land designated as "Future Building Site."

(5) All present and future owners of property in the CIVIC CENTER shall construct any building or other improvements on said property substantially in accordance with said Master Plan. The design and location of all buildings and improvements, including signs and all other appurtenances and exterior building materials shall be harmonious. No

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