

5. No structure intended for use as a residential dwelling on any part of the within property shall be located any closer than 50 feet from any public road nor closer than 30 feet from any side tract line.
6. Until municipal sewerage disposal is available, all sewage disposal shall be by septic tank which must meet approval of the local state board of health. In no event shall any septic tank be located so as to contaminate any stream or pond or river.
7. The property herein conveyed may be re-cut, provided that any such re-cut tract not be less than 3 acres in size. Additionally, nothing herein contained shall be construed to prohibit the use of more than one tract or one tract and a portion of another tract as a single residential building site. In either event, the tracts, when so formed, must otherwise meet the requirements contained herein as to minimum lot size and setback limitations.
8. No commercial activity shall be conducted on any part of the property herein conveyed nor shall any activity thereon be allowed which is of a noxious and offensive nature or would constitute a public nuisance; provided, however, that nothing herein contained shall be deemed to prohibit normal farming operations on all or any portion of the property herein conveyed, to include the growing of trees, plants, flowers, shrubs and any and all other items as would normally be contemplated within the operation of a nursery, and provided, nothing herein shall prohibit the operation of a wholesale nursery.
9. Prior to any structure being erected which is intended for use as a residential dwelling, the plans and specifications thereof must be approved by an architectural committee consisting of James C. Blakely, Jr., Trustee and Joseph M. McCullough, III. Said committee must approve or disapprove any plans submitted to it within 30 days. In the event the architectural committee has not approved the plans and specifications submitted to it within the 30 day period, said plans and specifications shall be deemed to have been approved, and the person submitting the same may proceed with construction. Any member of the architectural committee may be replaced for a cause or resign upon notice and his replacement shall be nominated by the remaining member of the committee.

This is a portion of the property conveyed to James C. Blakely, Jr., Trustee by deed of Donald Russell, Jr., recorded in the Greenville County R.M.C. Office on October 7, 1974, in Deed Book 1007 at Page 825 and in the Pickens County Clerk of Court's Office on November 12, 1974, in Deed Book 12-W at Page 640.

together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or appertaining; to have and to hold all and singular the premises before mentioned unto the grantee(s), and the grantee's(s') heirs or successors and assigns, forever. And said trustee does hereby bind himself and his successors and assigns to warrant and forever defend all and singular the said premises unto the grantees herein and the grantees heirs and assigns against himself and his successors and assigns lawfully claiming or to claim the same or any part thereof.