

GREENVILLE CO. S. C.
JUN 23 02 PM '80
DONNIE S. HARRERSLEY
R.H.C.

BOOK 1127 PAGE 137

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

1. The undersigned, Dale F. Bishop, being the owner of Lots 1 and 2 as shown on a survey for Dale F. Bishop by Wolfe & Huskey, surveyors, dated March 23, 1978 and recorded in Plat Book 6-T at page 57 in the R. M. C. Office for Greenville County, does hereby impose on the said lots described on the above plat, the covenants and restrictions hereinafter set forth which covenants and restrictions shall run with the land and shall be binding on all parties and all persons claiming under them until September 1, 1995, at which time said years, unless by a vote of the majority of the then owners of the said lots, it is agreed to change and abrogate said covenants in whole or in part.

2. If the undersigned or his heirs and 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 of the said lots 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 restrain or prevent him or them from such violation or recover damages or other dues for such violation.

3. Invalidati on of any one of these covenants by judgment or court order shall in nowise affect any of the other provisions which shall remain in full force and effect.

4. Both the numbered lots shall be known and designated as residential lots.

5. No lots shall be used except for single-family residential purposes.

6. No building or structure shall be erected, altered, placed or permitted to remain on any lot other than one detached, single-family dwelling not to exceed two and one-half stories in height, and a private garage for not more than two cars and servants quarters per family.

7. No building shall be erected, placed or altered on any building plot on these lots 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 Brookdale Estates Subdivision, and as to location of the building with respect to existing structures, typography and finished ground elevation by an architectural control committee composed of Jenelle C. Bishop, Samuel P. Clayton, Brenda B. Clayton, and a property owner representative selected by them. In the event of death or resignation 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, and also the remaining members or member shall have full authority to select and appoint any other person or persons to fill the vacancy or vacancies. In the event said committee, or its designated representative, fails to approve or disapprove such design and location within

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