

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

11-15-80
BUILDING RESTRICTIONS AND PROTECTIVE COVENANTS APPLICABLE TO ALL NUMBERED LOTS ON TWO PLATS KNOWN AS OAK HOLLOW I AND II AND OAK HOLLOW SECTION 3, PREPARED BY DALTON AND NEVES, C. ENGINEER, DATED AND RECORDED IN THE RMC OFFICE FOR GREENVILLE COUNTY, SOUTH CAROLINA IN PLAT BOOK 7X AT PAGE 53, 54, 61

THIS DECLARATION made this 14 day of October, 1980, by A & R ASSOCIATES, INC., a corporation existing under the laws of the State of South Carolina, having its principal place of business in Greenville County, South Carolina. A & R Associates, Inc. being the sole owners of the property shown on the plats known as Oak Hollow, by its duly authorized officers hereby impose the following protective covenants and restrictions upon the use of the lots numbered 1 through 61, inclusive, as shown on the recorded plat referred to above.

These covenants are to run with the land for twenty-five years and shall be binding until October 14 2005 at which time said covenants shall automatically be extended for succession periods of ten years unless by vote of a majority of the then owners of the lots who may agree to change said covenants in whole or in part.

WHEREAS, the Developer is the owner of the Real Property of this Declaration and desires to create a residential community in accordance with a uniform plan of development to preserve property values, to maintain the natural beauty of the Real Property, to guard against construction thereon of poorly designed or proportioned structures built of improper or unsuitable materials, to obtain a harmonious architectural scheme and to create a livable environment, for the benefit of future purchasers of the Real Property.

NOW, THEREFORE, for and in consideration of the aforesaid considerations and in further consideration of the mutual covenants, conditions, reservations, servitudes and easements herein created for the benefit of the Developer, its successors and assigns and the future owners of the Real Property, the Developer hereby declares, creates and imposes upon the Real Property the following covenants, restrictions, easements, reservations and servitudes which are hereby declared covenants running with the land as follows:

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