

STATE OF SOUTH CAROLINA GREENVILLE COUNTY S.C. RESTRICTIVE COVENANTS  
 COUNTY OF GREENVILLE MAR 9 10 10 AM '83 CLIFF RIDGE COLONY, PHASE I  
 SINGLE FAMILY RESIDENTIAL AREA  
 PLAT BOOK 9 F at PAGE(S) 52, 53, 54  
 DONNIE S. TANKERSLEY  
 R.M.C.

KNOW ALL MEN BY THESE PRESENTS that College Properties, Inc., the owner of 232.96 acres of land (the "Property") located at Caesar's Head, Greenville County, S. C., which it acquired by deeds recorded in the RMC Office for Greenville County, S. C. in Deed book 1161 at Page 339 and Deed Book 1181 at Page 340, does hereby impose on Lots 101 through 179, inclusive (which is a portion of the Property) as shown on plat prepared by Arbor Engineering, Inc., P. O. Box 263, Greenville, S. C., 29601, entitled Cliff Ridge Colony, Phase I (the "Subdivision") being recorded in the RMC Office for Greenville County, S. C. in Plat Book 9 F at Page(s) 52, 53, 54, the covenants and restrictions as are hereinafter set forth.

The within covenants and restrictions shall be binding on all parties and all persons claiming under them for a period of twenty-five (25) years from the date hereof, at which time said covenants and restrictions shall be automatically extended for successive periods of ten (10) years unless by a vote of a majority of the then owners of the lots in the Subdivision it is agreed to change or abrogate said restrictive covenants in whole or in part. In such vote each lot shall be entitled to one vote and only one vote, irrespective of ownership.

If the undersigned, its successors or assigns, any lot owner in said Subdivision or anyone else, shall violate or attempt to violate any of the covenants herein contained, it shall be lawful for any other person or persons owning any lot situated in said 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 prevent him or them from doing or to recover damages or dues for such violation.

Invalidation of any one of these covenants shall in no wise affect any of the other provisions which shall remain in full force and effect.

I.

PURPOSE OF RESTRICTIVE COVENANTS

1.1 The fundamental object and purpose of these restrictive covenants is to create a harmonious whole in the Subdivision, to prevent the building of any structure which would be out-of-keeping with

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