

SIDNEY L. JAY ATTORNEY AT LAW GREENVILLE, S. C.

2. No building or out-building shall be erected, placed, or altered on any building plot in this subdivision until the building plans, specifications and plot plan showing the location of such building has been approved in writing by a building committee composed of Virgil E. Burket and Betty M. Burket. This committee shall approve in writing the building plans, specifications and further approve the location of such building on said plot, including the right to determine which direction a home should face in relationship to the streets, and shall further approve in writing the conformity and harmony of external design, and materials with existing structures in the subdivision and further as to the location of the building with respect to topography and finished ground elevation. In the event of the death or resignation of any member of said committee, the remaining members shall have full authority to approve or disapprove such design and location or to designate a representative with like authority. In the event the said committee, or its designated representative, fails to approve or disapprove such design and location within thirty (30) days after said plans and specifications have been submitted to it, or in any event if no suit to enjoin the erection of such buildings or the making of such alterations have been commenced prior to completion thereof, such approval will not be required and this covenant will be deemed to have been fully complied with. Neither the members of such committee or their designated representative will be entitled to any compensation for services performed pursuant to this covenant. The powers and duties of such committee and its designated representative, shall cease on or after March 1, 1993. Thereafter, the approval described in these covenants shall not be required unless, prior to said date and effective thereon, a written instrument shall be executed by the then record owners of a majority of the lots in this subdivision, and duly recorded, appointing a representative or representatives, who shall thereafter exercise the same powers previously exercised by said committee.

3. No building shall be located nearer to the front lot line or nearer to the side street line than the building setback line shown on the recorded plat. No building shall be located nearer than 8 feet, nor nearer than 10% of the width of the

Handwritten notes:
 JEB
 JEP
 JS
 JS
 BTR
 ARB
 JTB
 JSB
 Jwb