

STATE OF SOUTH CAROLINA)
)
COUNTY OF GREENVILLE)

RESTRICTIVE COVENANTS APPLICABLE TO
DEVENGER POINTE, SECTION NO. TWO
PLAT BOOK 10-M, AT PAGE 39

The undersigned, Devenger Pointe Company, a South Carolina General Partnership, the owner and developer of all numbered lots, access ways and common area of a subdivision known as DEVENGER POINTE SUBDIVISION, SECTION NO. TWO, as shown on plat of the same being recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book 10-M, at page 39, which plat was prepared by Dalton & Neves Co., Inc., Engineers, dated July 31, 1984, does hereby impose on the numbered lots shown thereon, the same being Lots 1 through 5, inclusive, Lots 30 through 57, inclusive, and Lot 88, access ways and common area, if any, the covenants and restrictions hereinafter set forth which shall be binding on all parties and all persons claiming under them until the 18th day of September, 2014, at which time said covenants shall be automatically extended for successive periods of ten (10) years unless by vote of a majority of the then owners of the lots it is agreed to change or abrogate said 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 violated 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 development or subdivision to prosecute any proceedings at law or in equity against the person or persons violating or attempting to violate any such covenants 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 development or subdivision, to prevent the building of any structure which would be out-of-keeping with the other dwellings, to insure the use of the property for attractive residential purposes only, to prevent nuisances, to prevent the impairment of the attractiveness of the property, to maintain the desired tone of the community, to preserve

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