

vs 1186-622

FILED  
GREENVILLE CO. S.C.

STATE OF SOUTH CAROLINA APR 19 12 22 PM '83 RESTRICTIVE COVENANTS  
COUNTY OF GREENVILLE DONNIE S. WANSLEY OAKHILL AIRPARK, INC.  
R.H.C.

WHEREAS, Oakhill Airpark, Inc. is the record title owner of certain property in lower Greenville County in the State of South Carolina, as shown on a plat thereof, recorded in the Office of the R.M.C. for Greenville County, South Carolina, in Plat Book 9-M at Page 95, and desires to develop a portion of said property as an airport residential subdivision in accordance with the uniform scheme of development;

NOW, THEREFORE, for and in consideration of the foregoing and of the covenants and conditions and the benefits inuring therefrom to present and future owners of lots in said subdivision, the undersigned, Oakhill Airpark, Inc., on behalf of itself, its successors and assigns, does hereby impose the following covenants and conditions on all lots to be sold, as aforementioned:

These covenants are to run with the land and shall be binding on all persons claiming under them until January 1993, 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 said covenants in whole or in part.

If the parties hereto, or any of them, or their heirs or assigns, shall violate or attempt to violate any of the covenants herein, it shall be lawful for any person or persons owning any real property situated in said development or subdivision to prosecute by appropriate proceedings at law or in equity against the person or persons violating or attempting to violate such covenants and either to prevent him or them from so doing or to recover damages or other dues for such violation.

Invalidation of any of these covenants by judgment or Court Order shall in no wise affect any of the other provisions, which shall remain in full force and effect.

1. These lots shall be used solely and exclusively for single family residential dwellings and shall not be used for commercial or business purposes, except aircraft related business.
2. No noxious or offensive trade or activity shall be carried on upon any lot, nor shall anything be done thereon which may be or become an annoyance or nuisance to the neighborhood.
3. No basement, tent, shack, garage, barn or other outbuilding erected on the lot shall at any time be used as a residence, temporarily or permanently, nor shall any structure of a temporary character be used as a residence. A lot owner may have a mobile home on a lot while a private residence for said lot owner is being constructed but such mobile home shall not be located thereon for a period of time exceeding one (1) year.
4. Easements for installation and maintenance of utilities and drainage facilities are reserved as shown on the recorded plat and over the side five (5) feet of each lot.

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