

RESTRICTIVE COVENANTS FOR PROPERTY OF GREER PROFESSIONAL PARK,  
A SOUTH CAROLINA GENERAL PARTNERSHIP  
 (See Plat Book 10-F, at Page 65)

FILED  
 GREENVILLE CO. S.C.  
 JAN 11 1984  
 CLERK OF COURTS  
 COUNCIL CHAMBER  
 100 S. BAY  
 GREENVILLE, S.C.

The undersigned, being the owner of that certain tract of land containing  $\pm$  5.27 acres, more or less, and being described on Exhibit "A" attached hereto and incorporated herein by reference, does hereby impose on said 5.27 acre tract the covenants and restrictions hereinafter set forth, which shall run with the land and shall be binding upon Greer Professional Park, A South Carolina General Partnership, its successors and assigns, forever, and all parties and all persons claiming under it.

If the undersigned, its successors or assigns, shall violate or attempt to violate any of the covenants herein contained, it shall be lawful for the undersigned, or its successors, mortgagees, and assigns to prosecute any proceedings at law or in equity against the person or persons violating or attempting to violate any such covenant and either prevent and enjoin him or them from so doing or to recover damages for such violation or both.

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.

PURPOSE OF RESTRICTIVE COVENANTS

The fundamental object and purpose of these restrictive covenants is to create a Class A commercial office park, as a harmonious whole, in the development of said 5.27 acre tract and to prevent the building of any structure which would look odd, cheap or out of keeping, to insure the use of the property for attractive commercial office park purposes only, to prevent nuisances, to prevent the impairment of the attractiveness of the property, to maintain the desired tone of the commercial office park development, to preserve the value of the property owned and developed by the owner of its commercial office park development, and to secure to the owner the full benefit and financial success of its commercial office park development. Anything tending to detract from the attractiveness and value of said 5.27 acre tract for commercial office park purposes shall not be permitted.

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