

RESTRICTIONS APPLICABLE TO SECTION II OF OAK CREST, A SUBDIVISION
OF LAND IN GREENVILLE COUNTY, SOUTH CAROLINA

There are hereby imposed upon Section II of Oak Crest, a subdivision of land in Greenville County, South Carolina, which is the property of Brown, Inc., the restrictions set forth below for the mutual benefit of the undersigned and of all other persons who may hereafter acquire property in this subdivision.

The land upon which these restrictions are placed is known as Section II of Oak Crest according to a plat of C. C. Jones which is to be recorded, and is a portion of the land conveyed to Brown, Inc. by George F. Townes, Individually and as Trustee by his deed dated January 21, 1955. The land conveyed in that deed lies on both sides of a branch which runs from the northern side of the tract to the southern side, dividing the tract into two areas of roughly equal size. The portion of said tract lying on the eastern side of the branch is known as Section II of Oak Crest and it is to this land that these restrictions apply. The land lying on the western side of the branch is designated as Section I and is not subject to the restrictions imposed by this instrument. (See restrictions and amended restrictions of record applicable to Section I.)

These restrictions shall be for the benefit of all persons owning property in this subdivision and any violation thereof may be enforced by injunction or other appropriate action by any person owning a lot in said subdivision. These restrictions shall continue in full force and effect from the date hereof until January 1, 1966, at which time they shall be automatically renewed until January 1, 1976 unless a majority of the persons owning lots on January 1, 1966 shall vote to amend or abolish them. Nothing herein shall be construed, however, as denying the right of lot owners after January 1, 1976 to continue said restrictions or other restrictions by appropriate action.