

8. No lot shall be recut so as to reduce the frontage of any lot by more than 6 feet or so as to reduce the area to less than 7500 square feet, nor so as to face the lot in any direction other than as shown on the Plat.

9. All one or two story dwellings constructed on any lot in this subdivision shall have not less than 1000 square feet on the ground floor. In determining this floor space, car ports, attached garages or porches shall not be included.

10. The purchaser of each lot shall be entitled to one tap for each dwelling unit on the water main owned and installed by the subdivider in the street or road on which the lot fronts. All such lot taps shall be made at the purchaser's expense and in compliance with the same regulations used by the Greenville City Water Works and no water line from any lot tap shall be extended in any way so as to provide water beyond the boundaries of this subdivision.

11. No noxious or offensive trades or practices which shall constitute a nuisance shall be carried on or conducted on any of the lots or any portion of the lots hereinabove referred to.

12. There shall be a back yard depth of not less than 25 feet in the rear of each dwelling erected on any of these lots, except corner lots.

13. All sewer disposal shall be by septic tank meeting the approval of the State Board of Health until such time as other suitable means of sewer disposal is available.

14. Any fuel or oil tank used in connection with any structure on any of the property or lots in this subdivision shall be enclosed in the building structure or placed under ground.

15. These restrictive covenants applicable to a single family dwelling shall apply to the unsubdivided area along the northern side of South Wingate Road.

IN WITNESS WHEREOF, I, A. C. Mann, the owner of the above referred to portion of the subdivision known as Section 2 Pecan Terrace, have hereunto set my hand and seal this the 21st day of December, 1955.

Signed, sealed and delivered in the presence of:

A. C. Mann (LS)

Beth R. Painter
Carolyn Anders

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

PROBATE

PERSONALLY APPEARED BEFORE ME Beth R. Painter, who on oath says that she saw the within named A. C. Mann sign, seal and as his act and deed deliver the within written instrument for the uses and purposes therein mentioned and that she with Carolyn Anders witnessed the execution thereof.

SWORN TO BEFORE ME
this 21st day of December, 1955.

A. C. Mann (LS) Beth R. Painter
Notary Public for South Carolina