

STATE OF SOUTH CAROLINA: PROTECTIVE COVENANTS OR RESTRICTIONS  
 : APPLICABLE TO PROPERTY KNOWN AS BEL-  
 COUNTY OF GREENVILLE: MONT HEIGHTS, NEAR FOUNTAIN INN, SOUTH  
 CAROLINA, AS SHOWN ON PLAT RECORDED IN  
 THE R.M.C. OFFICE IN PLAT BOOK PPP  
 PAGE 87.

1. The following Protective Covenants are hereby imposed by the undersigned, who are the owners of all lots in the subdivision of Belmont Heights, in Fountain Inn, South Carolina, as shown on the plat thereof, recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book PPP, at Page 87. These covenants are to run with the land and shall be binding upon all persons claiming under them until January 1, 1996, at which time said covenants shall be automatically extended for successive periods of ten years, unless an instrument adopted by vote of a majority of the then owners, agreeing to change said covenants in whole or in part, is placed on record.

2. 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 other person or persons owning any real property situated in said development or subdivision to prosecute any proceedings at law or in equity against the persons or person violating or attempting to violate any such covenants, and either to prevent him or them from so doing, or to recover damages or other dues for such violation.

3. Invalidation of any one 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.

4. All lots in said subdivision shall be residential lots. No structure shall be erected, altered, placed or permitted to remain on any lot other than one detached single family dwelling not to exceed two stories in height and a private garage for not more than three automobiles.

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