

FILED
CO. S. C.

1120 97

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
PROTECTIVE COVENANTS FOR HERITAGE
GLEN, SECTION I, A RESIDENTIAL
SUBDIVISION, SIMPSONVILLE, SOUTH
CAROLINA

1. These covenants are to run with the land and shall be binding upon all parties and all persons claiming under them for a period of twenty-five (25) years, from the date of this instrument.
2. These covenants are applicable to Lot Numbers One (1) through Nine (9) inclusive, as shown on a plat entitled, Heritage Glen, by Freeland & Associates, Surveyors, dated January 3, 1980, of record in the Office of the Clerk of Court for Greenville County, South Carolina, in Plat Book 70 at Page 93.
3. If the present owners, or their successors, heirs or assigns, or anyone claiming under them, 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 against the person or persons violating or attempting to violate any such covenant and either to prevent him or them from so doing or to recover damages or other dues for such violation.
4. Invalidation of any one of these covenants by judgment or court order shall in no way affect any of the provisions which shall remain in full force and effect.
5. All the lots affected by these restrictions shall be known and described as residential lots. No structure shall be erected, altered, placed or permitted to remain on any residential building plot other than one detached single family dwelling not to exceed two and one-half stories in height and a private garage or carport for not more than four cars, provided that no open garage or carport shall be constructed as to face the street in front of said residence. If a garage is constructed on any of the lots covered by these restrictions it may face the street, but must have doors. If, however, an open carport is constructed on any of these lots it may open only to the side or rear of the lot on which it is constructed, and the walls thereof, must be of solid construction.

GREENVILLE COUNTY, SOUTH CAROLINA
RECORDED
FEB 14 1980

1980

0097

4328 RV-2