

as the basement is below ground level and does not have an opening on the side facing toward the property known as Watson's Orchard Subdivision.

B. Any side of a structure facing toward the property known as Watson's Orchard Subdivision cannot exceed three stories in height above present ground level as to structures located on the Southern side of the proposed central road leading from Haywood Road to Pelham Road through the said Property, except said structure may have a basement in addition to the three stories in height so long as the basement is below ground level and does not have an opening on the side facing toward the property known as Watson's Orchard Subdivision.

II.

SIGNS

Lighted and other signs shall be prohibited on said property unless they conform to the following requirements:

A. No sign shall have an altitude greater than ten (10) feet above the contour at the rear of the Buffer Zone at the closest point to the sign.

B. Signs north of the central road are further limited to a maximum height of twenty-five (25) feet above ground level, and south of the central road to thirty-five (35) feet of height above ground level.

C. No sign shall move or revolve.

D. No sign shall blink or flash on and off.

III.

USES PERMITTED & PROHIBITED

A. Parcels 1, 2, 3 and 4 described in Exhibit "A" can be used for commercial use. No industrial or service use or other less restrictive use than commercial shall be allowed on said Parcels 1, 2, 3 and 4. Said parcels shall continue as commercial property, except, however, said commercial property may be used subsequently for a more restrictive use, such as multi-family use.

B. Parcels 5 and 6 described in Exhibit "A" shall be restricted to multi-family or more restrictive use.

0971

4328 RV-2