

FILED
GREENVILLE CO. S.C.
27 5 1972

VOL 987 PAGE 35

AMENDMENT TO RESTRICTIONS
-RECORDED IN DEED BOOK 743, PAGE 06

WHEREAS, the undersigned have heretofore subjected their property to certain restrictions and protective covenants, the same being recorded in Deed Book 743, at Page 06, or are purchasers from grantors taking under such restrictions; and

WHEREAS, GRACE LUCILE G. and LEO H. HILL, are purchasing from J. FLETCHER LOWE and MARY C. LOWE, two tracts of land, one of approximately 4 + acres fronting on Roper Mountain Road, and a second tract of land consisting of 18.63 acres, more or less, to the rear thereof, the latter being shown upon a plat of a preliminary subdivision plan prepared by Piedmont Engineers & Architects of a subdivision to be known as FARRINGDON, dated November 15, 1972; and

WHEREAS, in order to carry forth the general plan and scheme of development for the property, the parties desire to amend the aforesaid restrictions.

NOW, THEREFORE, the undersigned agree to amend the aforesaid restrictions and impose the following on the property hereinabove described:

1. J. FLETCHER LOWE and MARY C. LOWE, do hereby agree that they shall not further subdivide that portion of the property retained by them on Roper Mountain Road and that it shall be used for single family residential use, subject to the above restrictions and that it shall be used for single family residential use, subject to the aforesaid restrictions.

2. LEO H. HILL and GRACE LUCILE G. HILL agree not to further subdivide the 4-acre tract purchased by them, which tract fronts on Roper Mountain Road; however, the 18.63 acre tract may be further subdivided.

3. That the minimum set back line from the front of any lot shall be 75 feet; provided, further, the set back line for a building on either tract from any side lot line, side street or rear lot line, shall not be less than 25 feet. Any residence constructed on the 4-acre tract shall be placed not more than 75 feet in front (South) of the Lowe residence, measured beginning at the outside foundation line of the front of the Lowe house, not the porch.

4. No lot except proposed Lot #7, which lot is on a cul-de-sac, shall have less than 150 foot frontage on the street.