

in this subdivision and duly recorded appointing of a representative, or representatives, who shall thereafter exercise the same powers previously exercised by said committee.

6. The committee is authorized by unanimous vote of all its members to approve or ratify in the construction or alteration of any building minor violations of the requirements herein setforth if in the opinion of the members of said committee the same shall be necessary to prevent undue hardship because of topography, the shape of any platted lot or the set back line as shown on the recorded plat, and if in the opinion of the committee, such violation will cause substantial injury to any other lot owner. In no event may the committee approve or ratify a violation of the front set back line of more than five feet, or of the main building side line restrictions of more than four feet, or of the restrictions as to building size imposed herein. The approval or ratification by the committee in accordance with this paragraph shall be binding on all persons.

7. No obnoxious or offensive trade or activity shall be carried on upon any of the property, nor shall anything be done thereon which may be or become an annoyance or nuisance to the neighborhood.

8. No live stock, cattle, swine, sheep, goats, or other such animals of similar breed shall be permitted to be kept on any residential plot. Likewise, no chickens, ducks, geese, or other such fowls shall be permitted or kept on any residential plot.

9. This property shall be used for single family residences only, provided, however, any lots may be used for the construction of a building for educational or religious purposes.

10. This property shall not be recut so as to face any direction other than as shown on the recorded plat thereof.

11. All sewerage disposal shall be by septic tank meeting the approval of the State Board of Health or by Municipal Sewerage System.

12. An easement five (5) feet in width is reserved across the side and rear of all lots for the purpose of utility installation and maintenance, as well as drainage.

13. All residences shall have a standard letter size metal mail box, as approved by the Postmaster General, which is to be erected by the owner on a one and one-half inch galvanized iron pipe at the height required by the Post Office Department. All boxes and posts will be painted black and shall be kept in a good state of repair at all times.

14. There shall be no fence erected in front of the dwelling as constructed on said property or in front of the building setback line as shown on said plat unless said fence has been architectuarally designed and approved by the building committee as provided in paragraph number five.

IN WITNESS WHEREOF, we have hereunto set our hands and seals this 25th day of March, 1974.

IN THE PRESENCE OF:

Francis G. Bagwell
William J. Lane

C. S. Willingham
C. S. Willingham

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

P R O B A T E

PERSONALLY appeared the undersigned witness and made oath that (s)he saw the within named C. S. Willingham, sign, seal and as his act and deed deliver the within written instrument for the uses and purposes herein mentioned and that (s)he with the other witness subscribed witnessed the execution thereof.

SWORN to before me this 25th day of March, 1974.

Francis G. Bagwell

William J. Lane (SEAL)
Notary Public for South Carolina
My commission expires: June 13, 1979.

RECORDED APR 3 '74

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