

UNRECORDED

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RESTRICTIVE AND PROTECTIVE COVENANTS APPLICABLE TO PROPERTY LOCATED ON SOUTH CAROLINA HIGHWAY NO. 418, BEING A PORTION OF A TRACT OF PROPERTY OWNED BY CLYDE D. JENKINS, JR.

The following restrictive and protective covenants are hereby imposed on that certain tract of property consisting of approximately 7.50 acres, owned by the undersigned, Clyde D. Jenkins, Jr., and described as follows:

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ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, containing 7.50 acres, more or less, said property lying on the southeastern corner of S. C. Highway 418 and Marseille Drive, and being more particularly described as follows:

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BEGINNING at an iron pin on the southern side of S. C. Highway 418, near the intersection of said road and Marseille Drive, and running thence S. 69-31 E., 36.5 feet to an iron pin; thence along Marseille Drive, S. 26-24 E., 452.2 feet, more or less, to an iron pin in the intersection of Marseille Drive and Belle Drive; thence turning and running down the center of Belle Drive, S. 81-37 W., 245 feet, more or less, to an iron pin; thence S. 75-46 W., 100 feet to an iron pin; thence S. 69-31 W., 100 feet to an iron pin; thence S. 55-57 W. 100 feet to an iron pin; thence S. 59-48 W., 100 feet to an iron pin; thence S. 63-40 W., 100 feet to an iron pin; thence S. 56-13 W. 100 feet to an iron pin; thence turning and running N. 22-37 W., 430 feet to an iron pin on the southern side of S. C. Highway 418; thence along the southern edge of said highway, N. 67-23 E., 774.95 feet to an iron pin, the point of beginning.

These covenants and restrictions are imposed not only for the benefit of the Grantors, but also for the benefit of each and every successor in title to all or any portion of the tract of approximately 146 acres conveyed to the undersigned by deed recorded in Deed Book 941 at Page 131. The 7.50 acre tract upon which these covenants are imposed is a portion of the aforesaid 146 acre tract. By granting these covenants, the undersigned in no way purports to place any restrictions of any kind upon the remainder of said 146 acres tract.

These covenants and restrictions are to run with the land and shall be binding on all parties or persons claiming under them until January 1, 1985, at which time said covenants and restrictions shall be automatically extended for successive periods of ten years unless by a vote of the majority of the then owners of the aforesaid 7.50 acre tract, it is agreed to change said covenants in whole or in part.

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