

tained on any part of said property. This section shall not be construed so as to permit any animals, livestock or poultry, even though house pets, that are kept to be bred, or maintained for any commercial purpose;

(7) No noxious or offensive activity shall be carried on, nor shall anything be done which may be or become an annoyance or nuisance to the neighborhood. No vehicle of any type shall be parked on any of the aforesaid lots for the purpose of making repairs nor stored thereon other than for emergency repairs by the owner of any such lot.

C. No buildings or structures shall be located on said lots nearer to the front lot line than the set-back line of 45 feet as designated on said plat or nearer to a side lot line than 10 feet. No wall, fence or hedge shall be erected along the front or side of any lot nearer to the front lot line than the building set-back line.

D. No lot shall be resubdivided so as to create an additional building lot. This provision is not intended to prevent the cutting off of a small portion or portions of any such lot for the purpose of conveying same to an adjoining lot owner.

E. All fuel tanks or containers shall be covered, concealed or buried underground consistent with normal safety precautions.

F. No residence shall be constructed on any lots containing less than one thousand three hundred (1,300) square feet of floor space exclusive of porches, garages and breeze-ways. In computing the square footage of any house other than a single level house, only one-half of the square footage of any level other than the main level will count toward the total square footage unless otherwise approved by the developers.

G. The owner and developer specifically reserves all right, title and interest in and to the alleyway between lots number 2 and 3 and no grant of title to any lot in this subdivision shall in any way be construed as a grant of title, easement, right of way, or any claim to possession or use of the alleyway in any manner or for any purpose.

H. All lots are subject to easements reserved as shown on the aforesaid plat. In addition to easements shown on the aforesaid plat, an easement five feet in width is reserved along all rear and side lot lines for drainage and utility installation, operation and maintenance; provided, however, that when more than one lot shall be used as a site for only one residence, the aforesaid five (5) foot easement shall apply only with respect to the exterior side and rear lines of such consolidated lot.

ARTICLE II

A. There is hereby created an Architectural Control Committee composed of B. Greg Huff and Tim Brewer of Greenville, South Carolina, or their successors in office. The members of the Architectural Control Committee may designate a representative to act for it. In the event of the death or resignation of either member of the Committee, prior to the expiration of his term, the remaining member shall have full authority to designate a successor. Neither the members of the Committee nor its designated representative shall be entitled to any compensation for services performed hereunder. At any time the majority of then lot owners shall have the power through a duly executed and recorded written instrument to change the membership of the Committee, replace the present members when their terms expire, or to withdraw from the Committee or restore to it any of its powers and duties. In determining the majority of lot owners at such time, each lot shall be entitled to one vote and only one vote irrespective of the number of owners of any

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