

REC 48 W PAGE 782

STATE OF SOUTH CAROLINA  
COUNTY OF SPARTANBURGMAY 12 22  
SPARTANBURG, S.C.) DECLARATIONS OF EASEMENTS, COVENANTS,  
) CONDITIONS, RIGHTS AND RESTRICTIONS FOR  
) COUNTRY CLUB SPRINGS HOMEOWNERS'  
ASSOCIATION.

THIS DECLARATION MADE ON THE DATE HEREINAFTER SET FORTH BY STANDARD BUILDERS & DEVELOPERS, INC., HEREINAFTER REFERRED TO AS "DECLARANT".

## WITNESSETH:

WHEREAS, Declarant is the owner of certain property in the County of Spartanburg, State of South Carolina, which is more particularly described as:

All those lots or tracts of land shown and designated as A-I on a plat made of Phase 1 of Country Club Springs, by Neil R. Phillips, Professional Land Surveyor, dated December 10, 1981 with latest revision dated May 20, 1982 and recorded on May 25, 1982, in Plat Book 87, Pages 719-719-A, RMC Office for Spartanburg County.

WHEREAS, the above described property has been divided into Blocks designated upon the above referenced plat as Blocks A through I; and,

WHEREAS, Block D of said tract shall be conveyed to the Spartanburg Sanitary Sewer District and is being and shall continue to be utilized as a sewer plant, and

WHEREAS, it is the desire of the declarant to subject Blocks B, C, and G to the easements, covenants, conditions, rights and restrictions contained in this Declaration;

NOW, THEREFORE, Declarant hereby declares that Blocks B, C, and G described above shall be held, sold, and conveyed subject to the following easements, covenants, conditions, rights and restrictions which are for the purpose of protecting the value of and desirability of and which shall run with, the real property and be binding on all parties having any right, title or interest in and to the described properties or any part thereof, their respective heirs, successors and assigns, and shall inure to the benefit of each owner thereof. Declarant further reserves the right as hereinafter provided to incorporate within this Declaration the additional Blocks designated A, E, F and H, or a portion or any part thereof to this Declaration.



























