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3 PGS  
Book: DE 2257 Page: 192-194

March 16, 2007 03:45:14 PM  
Rec: \$10.00 Cnty Tax: \$0.00 State Tax: \$0.00

FILED IN GREENVILLE COUNTY, SC

STATE OF SOUTH CAROLINA )  
COUNTY OF GREENVILLE ) DECLARATION OF PROTECTIVE  
COVENANTS FOR BOXWOOD SUBDIVISION,  
PHASE 2

The plat for Phase 2 of Boxwood Subdivision is recorded in the Office of the Register of Deeds for Greenville County, South Carolina in Plat Book 1017 at Page 47. The property described on Exhibit A attached hereto is hereby made subject to the Declaration of Protective Covenants governing Boxwood Subdivision, Phase 1, recorded April 15, 2005 in the Office of the Register of Deeds for Greenville County, South Carolina, in Deed Book 2139 at Page 1199, et. seq., reference to which is hereby craved.

Executed and delivered this 16th day of March, 2007.

IN THE PRESENCE OF: LAZARUS-SHOUSE COMMUNITIES, LLC

[Signature]  
Witness  
Georgia A. Hughes  
Witness

By: [Signature]  
J. COLEMAN SHOUSE  
Its: Manager

STATE OF SOUTH CAROLINA )  
COUNTY OF GREENVILLE ) ACKNOWLEDGMENT

The foregoing instrument was acknowledged before me this 16th day of March, 2007 by the within named grantor(s) as and for its act and deed.

[Signature]  
Notary Public for South Carolina  
My Commission Expires: 4-8-09

CONSENT AND JOINDER OF MORTGAGEE

Bank of America, N.A., the owner and holder of a certain encumbrance, to wit: that certain mortgage encumbering the property described in the foregoing Declaration of Protective Covenants for Boxwood Subdivision, Phase 2, which mortgage is recorded in Mortgage Book 4540 at Page 591 of the Office of the Register of Deeds for Greenville County, South Carolina, does hereby join in the grant of the Declaration of Protective Covenants for Boxwood Subdivision, Phase 2, for the purpose of consenting to the same, thereby agreeing to honor and recognize the same hereafter in accordance with its terms.

IN WITNESS WHEREOF, the undersigned has executed this Consent and Joinder this 16th day of March, 2007.

WITNESSES:

BANK OF AMERICA, N.A.

Mark P. Ray  
Tonya Peterso

BY: L. Gary Gilliam  
Its: SENIOR VICE PRESIDENT

STATE OF SOUTH CAROLINA )

PROBATE

COUNTY OF GREENVILLE )

PERSONALLY appeared the undersigned witness and made oath that (s)he saw the within named corporate mortgagee by its duly authorized officer(s) sign, seal and as its act and deed deliver the within written Consent and Joinder of Mortgagee and that (s)he, with the other witness subscribed above, witnessed the execution thereof.

Mark P. Ray  
Witness

SWORN TO before me this  
16<sup>th</sup> day of March, 2007.

Tonya Peterso (SEAL)

Notary Public for South Carolina

My Commission Expires: \_\_\_\_\_

My Commission Expires  
March 3, 2013

## EXHIBIT A

ALL those certain pieces, parcels or lots of land situate, lying and being in the County of Greenville, State of South Carolina, being all numbered lots and property entitled "Common Area" of Phase 2, Boxwood, as shown on plat entitled **BOXWOOD, PHASE 2**, dated August 23, 2006, prepared by Freeland & Associates, Inc. and recorded in the Office of the Register of Deeds for Greenville County, South Carolina, in Plat Book 1017 at Page 47, reference to said plat being craved for a complete metes and bounds description.

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*Timothy J. Conway*