

J. E. Brunson DEED TO J. M. Cochran  
 STATE OF SOUTH CAROLINA,  
 COUNTY OF Greenville }

KNOW ALL MEN BY THESE PRESENTS, That J. E. Brunson, of the County of Greenville, and  
 \_\_\_\_\_ in the State aforesaid,  
 \_\_\_\_\_ in consideration of the sum of  
 Ten (\$10) Dollars and other valuable Consideration, DOLLARS,  
 to me \_\_\_\_\_ in hand paid  
 at and before the sealing of these presents by J. M. Cochran

(the receipt whereof is hereby acknowledged), have Granted, Bargained, Sold and Released, and by these presents do Grant, Bargain, sell and Release unto the said

J. M. Cochran, his heirs and assigns forever,  
 all that piece, parcel or lot of land situate, lying and being in the County of Greenville, State of South Carolina, within the corporate limits of the City of Greenville, on the south side of Sindal Avenue and being known as lot 28 of block B of the property of Cagle Park Company, Plat of which is recorded in the R. M. C. Office for Greenville County, Plat Book C, Page 238, - and being more particularly described as follows: Beginning at a stake on the south side of Sindal Ave. at corner of lot 27 and running thence with line of lot 27 S. 53 E. 199.8 feet to point on line of lot 18, and 17 N. 77-44 W. 62.6 feet to stake on line of lot 14 at corner of lot 29; thence along line of lot 29 N. 0.53 W. 185.6 feet to stake on Sindal Ave., thence along line of Sindal Ave. N. 89.07 E. 61 feet to the beginning corner, this lot being subject to a sewerage easement 5 feet, running along the Eastern side of said lot as represented on said plat. Subject, however, to the following restrictions which are part of the consideration for this deed, and are made for the benefit and protection of the other lots shown on the plat above referred to, which restrictions shall remain effective for a period of twenty years from the date of deed from Cagle Park Company do-wit:-

- (1) The property herein conveyed nor any part thereof shall not be sold, rented or otherwise disposed of to negroes.
- (2) The said property shall not be used for any unlawful business nor for anything which would constitute a nuisance.
- (3) The property herein conveyed shall not be re-cut nor sub-divided so as to face any other direction than as shown on said plat.
- (4) No building shall be erected upon said property within 25 feet of the present line of Sindal Avenue.
- (5) No building costing less than \$2500.00 shall be erected upon said lot other than outbuildings appurtenant to a dwelling.

And being the same lot of land conveyed to me by Cagle Park Company by deed dated April 10, 1919, and recorded in R. M. C. Office for Greenville County in Vol. 25, Page 430.