

State of South Carolina,
COUNTY OF GREENVILLE.

KNOW ALL MEN BY THESE PRESENTS, That We, Clark Hungerford and Leslie Phillips Hungerford

in the State aforesaid, in consideration of the sum of Twelve Thousand Five Hundred and 00/100 (\$12,500.00) DOLLARS,

us in hand paid at and before the sealing of these presents by C. F. Mc Cullough

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

C. F. Mc Cullough, All that certain lot of Land situate in the Sixth Ward of the City of Greenville and State of South Carolina, and being more particularly described as follows:—

Beginning at an iron pin on the Northeast corner of Prentiss Avenue and Augusta Street, and running thence with said Prentiss Avenue along a curve approximately N. 59-22 E. 71.8 feet to an iron pin; thence still with said Prentiss Avenue along a curve approximately N. 68-00 E. 76 feet to an iron pin corner of lot #5; thence with line of lot #5 S. 61-58 W. 167.3 feet to an iron pin on Augusta Street; thence with said Augusta Street S. 47-53 E. 86.1 feet to the beginning corner, being known and designated as lot #4 of Block "C" of property of Cagle Park as shown on Plat Book "C", page 238; and being the same property conveyed by Parsie G. Beattie to H. L. Hungerford, by deed dated March —, 1921, and recorded in the R. M. C. Office for Greenville County, Deed Book 70, page 454, and being a part of the property devised by H. L. Hungerford to Lizzie Clark Hungerford as will appear by reference to the will of H. L. Hungerford on file in the Office of the Judge of Probate for Greenville County in Apt. 293, File 16, and being a part of the property devised by Lizzie Clark Hungerford to the grantors herein as will appear by reference to the Will of Lizzie Clark Hungerford on file in the Office of the Judge of Probate for Greenville County in Apt. 339, File 28.

Subject, however, to the right to maintain a sewer line now running through the above described property between Augusta Street and Prentiss Avenue, and subject 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 five years from the date of this deed;

(1) The property herein, 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 recut, nor subdivided, so as to face any other direction than as shown on said plat;

(4) No building shall be erected on the said property within twenty-five feet of the present line of Augusta Street;

(5) No building costing less than Thirty-five Hundred (\$3500.00) Dollars shall be erected upon said lot other than outbuildings appurtenant to a dwelling. The above lot was deed to J. D. Donaldson and A. H. Donaldson by Cagle Park Company by a deed from said Company bearing date, November 10, 1915, and recorded on January 6, 1916, in Book 25, page 339, R. M. C. Office for Greenville County, and said State, and this deed is made subject to the reservations and conditions copied in the description of said deed hereinabove recited.