

The State of South Carolina, }
COUNTY OF GREENVILLE.

KNOW ALL MEN BY THESE PRESENTS, That J. Melville C. Westervelt,
As Trustee,

.....in the State aforesaid,
in consideration of the sum of
Nine Hundred and 00/100 (\$900.00) DOLLARS

to me in hand paid
at and before the sealing of these presents by Jean G. Arnau

(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

Jean G. Arnau
All that certain piece, parcel or lot of land in the County of Greenville, State of South Carolina, near the Augusta Road, known and designated as Lot No. 17 of Block E. As shown on a map of Augusta Court made by R. E. Dalton, Eng. April, 1923, which plat is recorded in the R. M. C. Office for Greenville County in Plat Book 7, at page 124, and, having, according to said plat the following metes and bounds, to-wit: -

Beginning at a stake on the South side of a street joint corner of lots 17 and 18; and running thence along joint line of said lots S. 37-57 E. 194.6 feet to a stake, joint rear corner of lots 15, 17, 18 and 21; thence along the North line of lot No. 15 S. 52-03 W. 77 feet to a stake, joint rear corner of lots 14 and 17; thence along joint line of said lots N. 37-57 W. 190.1 feet to a stake in the South side of said Street, joint corner of lots 14 and 17; thence along the South side of said Street 570.2 feet to the point of beginning.

The tract of land of which this lot constitutes a part was conveyed to Melville C. Westervelt, as Trustee, by deeds recorded in the R. M. C. Office for Greenville County in Vol. 89, page 199, and Vol. 85 page 249. This deed is made pursuant to the power and authority, conveyed upon Melville C. Westervelt, as Trustee, in the deeds above referred to.

The property herein conveyed is subject to the following building restrictions: -

1. No dwelling shall be erected nearer the abutting sidewalk than 50 feet. no outbuilding or building appurtenant to a dwelling shall be erected nearer the abutting sidewalk than 40 feet.

2. The facing of the lots as shown on the plat shall be strictly adhered to; however, more than one lot may be used for the purpose of erecting a dwelling.

3. This property shall never be sold, rented or otherwise disposed of to negroes or persons having any percentage of negro blood.

4. The above conditions are for the benefit of all persons owning lots in this subdivision and are enforceable by any person owning a lot.