

THE STATE OF SOUTH CAROLINA,  
County of Greenville.

KNOW ALL MEN BY THESE PRESENTS, That C. H. Patrick

.....in the State aforesaid,  
.....in consideration of the sum of  
Fourteen Hundred sixty-one & 24/100 DOLLARS  
and assumption mortgage indebtedness of Five thousand Thirty-eight & 76/100 dollars

to me .....in hand paid  
at and before the sealing of these presents by  
Ann Elizabeth Cate

(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  
Ann Elizabeth Cate

All that certain piece, parcel or lot of land situated, lying and being in State & County aforesaid, and being described as follows: On the south side of Hillcrest Drive known and designated as lot #11 of Block "A" according to a plat of Highland Terrace made by W. J. Riddle in October, 1936, not yet recorded, and having the following metes and bounds according to said plat:

Beginning at a point of the south side of Hillcrest Drive joint northern corners of lots 10 and 11, and running thence with Hillcrest Drive N. 80-08 W. 70' to an iron pin, joint northern corner of lots No. 11 and 12; thence along the dividing line of lots 11 and 12 S. 9-52 W. 190' to an iron pin on a fifteen foot alley; thence with said alley S. 80-08 E. 70' to an iron pin joint rear corner of lots 10 and 11; thence along dividing line of lots 10 and 11 N. 9-52 E. 190' to the point of beginning. And also designated as lot No. 11 and the eastern 20 feet of lot No. 12, according to plat of Highland Terrace made by R. E. Dalton, Engineer, August, 1919 recorded in R. M. C. Office for Greenville County in Plat Book "E", page 101.

This deed and conveyance is made and accepted upon the following understanding and agreement.

1. The property is not to be sold, rented or otherwise disposed of to persons of African descent, except, however, servants quarters may be erected.
2. No dwelling house shall be erected that shall cost less than three times the purchase price of said lot, but any person may use two or more lots, placing one residence thereon which cost no more than three times the purchase price of one lot.
3. No building shall be erected nearer the street than the building line which is 21 feet from the street on which the lot faces.