

STATE OF SOUTH CAROLINA,
County of Greenville. }

KNOW ALL MEN BY THESE PRESENTS, That Furman Investment Company

a corporation chartered under the laws of the State of South Carolina and having its principal place of business at Greenville in the State of South Carolina for and in consideration of the sum of Six Hundred Fifty and no/100 (\$650.00) DOLLARS,

to it in hand duly paid at and before the sealing and delivery of these presents by the grantee(s) hereinafter named (the receipt whereof is hereby acknowledged) has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto Vivian W. Childers:-

All that certain piece, parcel or lot of land situate, lying and being in Greenville Township, Greenville County, South Carolina, at the northwest corner of the intersection of Mauldin Street and Patton Street, being known and designated as Lot No. 2 of Block H on plat of property of Furman Investment Company revised by C. M. Furman, Jr., Engineer, July, 1923, and having, according to said plat which is recorded in the R. M. C. Office for Greenville County, S. C., in Plat Book F at pages 159 and 160, the following metes and bounds, to-wit:-

Beginning at an iron pin at the northwest corner of Mauldin and Patton Streets and running thence with the northwest side of Patton Street N. 65-15 E. 163.25 feet to an iron pin; thence N. 38-15 W. 77.32 feet to an iron pin; thence with the line of Lot No. 4, S. 52-20 W. 158.36 feet to an iron pin on the northeast side of Mauldin Street; thence with the northeast side of Mauldin Street S. 37-40 E. 40 feet to the beginning corner.

This property is conveyed subject to the following building restrictions:

- (1) This property shall be used exclusively for residential purposes and no mercantile establishment of any kind shall be erected thereon.
- (2) No building shall be erected on said lot nearer than 40 feet to Mauldin Street.
- (3) This property shall not be sold, rented or otherwise disposed of to negroes or persons of African descent.