

STATE OF SOUTH CAROLINA,  
Greenville County.

KNOW ALL MEN BY THESE PRESENTS, That I, Nell Rice McCoy

in the State aforesaid

in consideration of the sum of One Thousand and no/100 (\$1,000.00)

DOLLARS,

and assumption of below described mortgage,

to me ~~sub~~ in hand paid at and before the sealing of these presents by Lottie Babb Waldrep

in the State aforesaid, 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 Lottie Babb Waldrep

all that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina.

All that certain piece, parcel, or lot of land with the buildings and improvements thereon, situate, lying and being at the northeast corner of the intersection of Argonne Drive and Tomassee Avenue near the City of Greenville in the County and State aforesaid, known and designated as Lot No. 13, on a plat of C. B. Martin property made by R. E. Dalton, Engineer, and recorded in the R. M. C. Office for Greenville County in Plat Book F, at page 102 and having, according to a survey thereof made by R. E. Dalton, November 21, 1938, the following metes and bounds, to-wit:

Beginning at an iron pin at the northeast corner of the intersection of Argonne Drive and Tomassee Avenue and running thence with the east side of Tomassee Avenue N. 21-35 E. 140 feet to an iron pin; thence with the line of Lot No. 5, S. 71-35 E. 132.4 feet to an iron pin; thence with the line of Lot No. 21, S. 48-50 W. 191.5 feet to an iron pin on the northeast side of said Drive; thence N. 41-10 W. 50 feet to the beginning corner.

This property was conveyed to me in the name of Nell C. Rice by deed dated October 9, 1936, and recorded in the R. M. C. Office for Greenville County in Deeds, Volume 177, at page 302, but since that date I have married Frank L. McCoy and this deed is executed by me as Nell Rice McCoy.

This grantee, by accepting this deed, expressly assumes and agrees to pay the mortgage executed by Nell Rice McCoy to the First Federal Savings and Loan Association, of Anderson, South Carolina, dated November 22, 1938, and recorded in the R. M. C. 's office for Greenville County in Mortgages, Volume 277 at page 91, which mortgage was in the original sum of \$5,000.00.

This lot is subject to the following building restrictions:

- (1) No building shall be erected nearer to the abutting sidewalk than 30 feet.
- (2) The property herein conveyed shall never be sold, rented, or otherwise disposed of to a person, or persons, having any percentage of negro blood.
- (3) The property herein conveyed shall never be used for other than residential purposes and no residence costing less than \$5,000.00 shall ever be erected thereon.