

STATE OF SOUTH CAROLINA,
Greenville County.

KNOW ALL MEN BY THESE PRESENTS, That I, Alvin N. Park,

..... in the State aforesaid,
..... in consideration of the sum of
Twenty-nine Hundred Fifty & no/100 Dollars

to me in hand paid
at and before the sealing of these presents by.....
Gertrude Ellis and Hazel Ellis

(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
Gertrude Ellis and Hazel Ellis

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

lying and being on the Southeast side of Perry Road near the City of Greenville, being known and designated as Lot No. 5 on plat of L. A. Moseley property made by Dalton & Neves, Eng. June 1940, and recorded in the R. M. C. Office for Greenville County, S. C. in Plat Book J, at page 239, and having according to said plat, the following metes and bounds, to-wit:

Beginning at an iron pin on the Southeast side of Perry Road, joint front corner of lots 4 and 5, said pin also being 240 feet in a Southwesterly direction from the point where the Southeast side of Perry Road intersects with the Southwest side of Newland Avenue, and running thence with the line of lot No. 4 S. 46-45 E. 145 feet to an iron pin; thence along the rear line of lot No. 17 S. 43-15 W. 60 feet to an iron pin; thence along the line of lot No. 6 N. 46-45 W. 145 feet to an iron pin on the Southeast side of Perry Road; thence along the Southeast side of Perry Road N. 43-15 E. 60 feet to the beginning corner.

This property is conveyed subject to the following building restrictions:

- (1) The said property shall be used for residential purposes only.
- (2) No building shall be erected on said property costing less than \$2,000.00.
- (3) No building shall be constructed on said lot nearer than twenty (20) feet to Perry Road.
- (4) The said property shall never be used in any manner so as to constitute a nuisance.
- (5) The said property shall not be sold, leased, rented or otherwise disposed of to or used by, persons of African descent.