

TITLE TO REAL ESTATE

KEYS PRINTING CO., GREENVILLE, S. C.

STATE OF SOUTH CAROLINA,
County of Greenville

KNOW ALL MEN BY THESE PRESENTS, That I, Hext M. Perry, Trustee, of the County of Greenville

.....in the State aforesaid,
.....in consideration of the sum of

ten dollars and other valuable considerations

~~XXXXXX~~

to mein hand paid
at and before the sealing of these presents by A. L. Williams

(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

A. L. Williams

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

in that section known as Sans Souci, about two miles north of the City of Greenville, on Ethelridge Drive near the Franklin Road, said lot having the following lines, courses and distances:-

Beginning at an iron pin on the northern edge of a five (5) foot sidewalk running along Ethelridge Drive, said pin being the joint front corner of lots numbered six (6) and seven (7), and running thence along the eastern line of lot numbered six (6), N. 9-25 W., one hundred and seventy-four and six tenths (174.6) feet, to an iron pin, joint rear corner of lots six (6) and seven (7); thence along the rear lines of lots numbered fifteen (15) and sixteen (16), N. 80-00 E. seventy-one and two tenths (71.2) feet, to an iron pin, joint rear corner of lots seven (7) and eight (8); thence along the western line of lot numbered eight (8) S. 5-43 E., one hundred and seventy-three and two tenths (173.2) feet, to an iron pin on the northern edge of said sidewalk running along Ethelridge Drive, said pin being the joint front corner of lots seven (7) and eight (8); thence along the northern edge of said sidewalk, S. 77-55 W., sixty (60) feet, to an iron pin, the beginning corner, said lot being known and designated as lot numbered seven (7) on Plat of said property recorded in the Office of the Register of Mesne Conveyance for Greenville County in Plat Book "I" at page 150, which plat is hereby referred to and made a part hereof.

Said property is in a restricted district, and is sold subject to the following restrictions, which constitute a part of the consideration therefor, and shall be effective for a period of twenty five (25) years from the date hereof:-

- (1) Said property is to be used for residential purposes only.
- (2) No residence is to be built thereon at a cost of less than three thousand dollars (\$3,000.00).
- (3) No residence is to be built thereon nearer than twenty (20) feet of the northern edge of said sidewalk on Ethelridge Drive.
- (4) Said property is not to be sold to any person of African descent.