

TITLE TO REAL ESTATE

KEYS PRINTING CO., GREENVILLE, S. C.

THE 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 (\$10.00) and other valuable considerations.....

to me.....in hand paid
at and before the sealing of these presents by
Charles E. Meyer

(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
Charles E. Meyer

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

on Rogers Avenue between King Street and Belmont Avenue in the Sans-Souci section of Greenville
County about two miles north of the city of Greenville, said lot having the following lines,
courses and distances:-

Beginning at an iron pin on the southern edge of a five (5) foot sidewalk running along Rogers
Avenue, said pin being the joint front corner of lots numbered forty (40) and forty-one (41),
and running thence along the eastern line of lot forty-one (41), S. 10-17 E., one hundred and
fifty (150) feet, to an iron pin, joint rear corner of said lots; thence S. 79-28 W., twenty-
five (25) feet, to an iron pin; thence N. 10-17 W., one hundred and fifty (150) feet to an iron
pin on the southern edge of said sidewalk running along Rogers Avenue; thence along said side-
walk, N. 79-28 E., twenty-five (25) feet to the beginning corner, said lot being the eastern half
of lot forty (40) on Rogers Avenue as shown by Plat recorded in the Office of the Register of
Mesne Conveyance for Greenville County in Plat Book "I" at page 33, 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 years from the date hereof:-

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