

THE STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE.

SEP 18 3 58 PM 1947

OLLIE FARNSWORTH
R. M. C.



For True Consideration See Affidavit
Book 10 Page 135

KNOW ALL MEN BY THESE PRESENTS, That I, next, 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, in hand paid at and before the sealing of these presents by A. Ford, H. Hall and Mary T. Cox, (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. Ford, H. Hall a two-thirds undivided interest, and to Mary T. Cox a one third undivided interest,

all that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina, in that section known as Mars Jouchi about two miles north of the city of Greenville, on the Perry Road between Shelridge Drive and Berkley Avenue, said lot having the following lines, courses and distances:-

Beginning on the northern edge of a five (5) foot sidewalk running along the Perry Road, at an iron pin, the joint corner of lots numbered seven (7) and eight (8), and running thence along the northern edge of said sidewalk, S. 43-C W. sixty (60) feet, to an iron pin, joint front corner of lots six (6) and seven (7); thence along the eastern line of lot six (6), S. 47-C W., one hundred and thirty-one (131) feet, to an iron pin, joint rear corner of said lots six (6) and seven (7); thence along the rear line of lot twenty-two (22), S. 43-C W., sixty (60) feet to an iron pin, joint rear corner of lots seven (7) and eight (8); thence along the western line of lot eight (8), S. 47-C W., one hundred and thirty-one (131) 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 " " at page 25, 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 erected thereon at a cost of less than four thousand dollars (\$4,000.00).
- (3) No house is to be erected thereon nearer the northern edge of said sidewalk running along the Perry Road than twenty (20) feet.
- (4) Said property is not to be sold to any person of African descent.

169-7-22