

State of South Carolina,

JAN 20 9 17 AM 1948

County of GREENVILLE

OLLIE FARNSWORTH
R.M.C.



KNOW ALL MEN BY THESE PRESENTS That Conyers & Gower, Inc.
a corporation chartered under the laws of the State of South Carolina
and having its principal place of business at Greenville
in the State of South Carolina, for and in consideration of the
sum of Four Hundred Seventy Five (\$475.00) -----
----- dollars,

to it in hand duly paid at and before the sealing and delivery of these presents by the grantee(s) hereinafter named,
(the receipt whereof is hereby acknowledged), has granted, bargained, sold and released, and by these presents
does grant, bargain, sell and release unto Harold B. McKinney, his heirs and assigns,
forever:

All that certain piece, parcel or lot of land situate, lying and
being on the West side of Carolina Avenue, near the City of Greenville,
in the County of Greenville, State of South Carolina, being shown as
Lot No. 16, Block I, Section 5 on Plat of East Highlands Estates, made
by Dalton & Neves, Engineers, February 1941, recorded in the R. M. C.
Office for Greenville County, S. C. in Plat Book "K", Pages 79 and 80,
and having, according to said Plat, the following metes and bounds, to-
wit:

BEGINNING at an iron pin on the West side of Carolina Avenue, at
joint front corner of Lots 16 and 17, Block I, and running thence along
the line of Lot 17, S. 82-39 W. 174.2 feet to an iron pin on the East
side of a five-foot strip of land reserved for utilities; thence along
the East side of strip of land reserved for utilities; N. 7-23 W. 70
feet to an iron pin; thence with the line of Lot 15, N. 82-39 E. 170
feet to an iron pin on the West side of Carolina Avenue; thence with
the West side of Carolina Avenue, S. 10-51 E. 70.1 feet to the beginning
corner.

This property is conveyed subject to the restrictions recorded in
Deed Book 231, Page 1 and the following additional restrictions:

- (1) The lot herein conveyed shall be used for residential purposes only.
- (2) The lot herein conveyed shall never be sold, rented, or otherwise disposed of to negroes or persons of African descent.
- (3) No residence shall be erected on said lot costing less than \$3,000.00.
- (4) The building line as shown on the recorded plat and also other restrictions shown on said plat are to be strictly adhered to.

The Grantee agrees to pay 1948 taxes.