

of Mesne Conveyance for Greenville County in Plat Book "Q", at page 27, 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 descriptions, which constitute a part of the consideration therefor, and shall be effective for a period of twenty-five years from the 26th, day of June, 1947,

- (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 western edge of said sidewalk running along Beacon Street than twenty (20) feet.
- (4) Said property is not to be sold to any person of African descent.

The above described land is the same conveyed to me by
on the day of
19 deed recorded in office of Register of Mesne Conveyance for
Greenville County, in Book Page

TOGETHER with all and singular the rights, members, hereditaments and appurtenances to the said premises belonging or in anywise incident or appertaining.

TO HAVE AND TO HOLD all and singular the premises before mentioned unto the said

G. C. Cloninger, his

heirs and assigns forever.

AND I do hereby bind myself, my heirs, executors and administrators, to warrant and forever defend all and singular the said premises unto the said

G. C. Cloninger, his

heirs and assigns against me and my heirs and every other person whomsoever lawfully claiming, or to claim the same or any part thereof.

WITNESS my Hand and Seal this 19th day of June in the year of our Lord one thousand nine hundred and forty-eight

Signed, Sealed and Delivered in the Presence of

G. C. Cloninger, Jr.
Geo. W. Colman

E. G. Barton (SEAL)
 _____ (SEAL)
 _____ (SEAL)
 _____ (SEAL)
 _____ (SEAL)