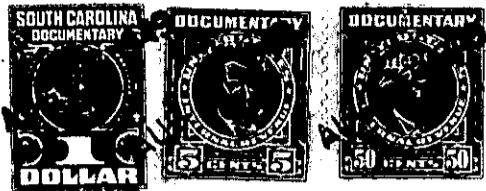


THE STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S. C.

AUG 27 11 45 AM 1945

OLLIE FARNSWORTH
R. M. C.



For True Consideration See Affidavit
Book 12 Page 112

KNOW ALL MEN BY THESE PRESENTS, That I, James W. Hicks, of the County of Greenville,

in the State aforesaid, in consideration of the sum of Five Hundred (\$500.00) Dollars and the restrictions hereinafter set out,

to me in hand paid at and before the sealing of these presents by Edith M. Brock and Dewey C. Brock,

(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 Edith M. Brock, and Dewey C. Brock, their heirs and assigns,

all that piece, parcel or lot of land in Gantt Township, Greenville

County, State of South Carolina, about five miles south of Greenville Court House, east of the Augusta Road, being known and designated as Lot Number Fourteen (No. 14) on northern side of Eastview Drive on plan and survey of subdivision known as "Clearview Heights", made by W. H. Woodward, R. E., December 1945, recorded in Plat Book "P" at page 1 in the R. M. C. office for Greenville County, and, according to said plat, having the following metes and bounds, courses and distances, to-wit:

BEGINNING AT an iron pin on northern side of Eastview Drive, joint front corner with Lot No. 15 on said plat, and running thence N. 18-04 W. 245 feet along western line of Lot No. 15 to iron pin; thence S. 63-18 W. 36.4 feet to iron pin, joint rear corner with Lot No. 13; thence S. 18-04 E. 239.4 feet along eastern line of Lot No. 13, to iron pin on northern side of Eastview Drive; thence N. 71-33 E. 86.2 feet along northern side of Eastview Drive to the beginning.

This is a part of a tract of 10.91 ac. of land, more or less conveyed to me by J. M. H. Willis and Catherine Willis by deed dated Nov. 3, 1944, recorded in Vol. 269, at page 17, in R. M. C. office.

Subject, however, to a right of way for electric lines and power line.

This property is conveyed subject, also, to the following restrictions, which are a part of the considerations hereof, to-wit:

1. That any residence erected on the above property shall face Eastview Drive.
2. That no residence shall be erected on the above property costing less than Four Thousand (\$4,000.00) Dollars, except by deed.
3. That no building shall be erected on said property, nearer than Fifty Five (55) feet to the northern side of Eastview Drive.
4. That no surface closet shall be located on the above property.
5. That said property shall be used for residential purposes only, and not for any commercial purposes.
6. That no part of said property shall be sold or conveyed to, or otherwise disposed of to, any person or persons at any time.

This property is conveyed subject to an easement and right of way across the rear of said lot of land, Ten (10) feet wide between points, which is expressly reserved by Grantor for the use of a