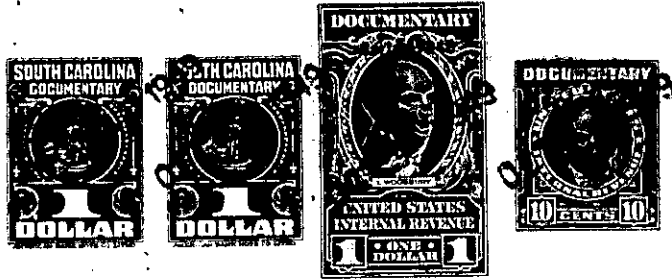


THE STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE.

RECORDED
GREENVILLE CO. S.C.
OCT 4 3 30 PM 1943
WILLIE FARNSWORTH
R.F.O.

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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 valu-
able considerations, -----
to ----- me ----- in hand paid at and before the sealing of these presents
by J. C. McPherson, -----
(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 J. C. McPherson, -----

all that piece, parcel or lot of land in ----- Greenville ----- Township, Greenville -----
County, State of South Carolina, on Darlington Avenue between Berkley Avenue and Dykeson
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 dis-
tances, to wit:-

Beginning at an iron pin on the southern edge of a five (5) foot sidewalk
running along Darlington Avenue, said pin being the joint front corner of lots
numbered ten (10) and eleven (11); and running thence along the southern edge
of said sidewalk, N. 43-0 E., sixty (60) feet, to an iron pin, joint front cor-
ner of lots nine (9) and ten (10); thence along the western line of lot nine
(9), S. 47-00 E., one hundred and forty-one (141) feet, to an iron pin, joint
corner of lots nine (9) and ten (10); thence along the rear line of lot three
(3), S. 43-00 W., sixty (60) feet, to an iron pin, joint rear corner of lots
ten (10) and eleven (11); thence along the eastern line of lot eleven (11),
N. 47-00 W., one hundred and forty-one (141) feet, to an iron pin, the begin-
ing corner, said lot being known and designated as lot numbered ten (10) on
Plat of said property recorded in the Office of the Register of Mesne Conveyance
for Greenville County in Plat Book "R" at page 127, which Plat is hereby re-
ferred 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 shall be used for residential purposes only.
- (2) No residence shall be erected thereon at a cost of less than
five thousand dollars (\$5,000.00.).
- (3) No house shall be erected thereon nearer the southern edge of
said sidewalk running along Darlington Avenue than twenty (20) feet.
- (4) Said property shall not be sold to any person of African descent.

165-1170