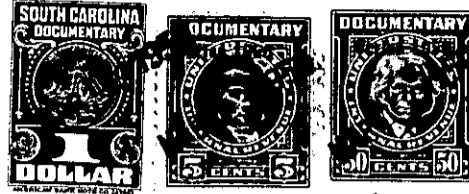


MAR 13 4 15 PM 1910

THE STATE OF SOUTH CAROLINA,
COUNTY OF Greenville.

FILED
GREENVILLE CO., S. C.

For True Consideration See Affidavit
Book 13 Page 54



KNOW ALL MEN BY THESE PRESENTS, That I, Hest. M. 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,
to me in hand paid at and before the sealing of these presents
by J. H. Armstrong and Annie May Armstrong,
(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. H. Armstrong and Annie May Armstrong,

all that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina, on Darlington Avenue between Shelridge Drive and Berkeley Avenue, in the Sans Souci section of Greenville County, about three miles north of the City of Greenville, said lot having the following lines, courses and distances, to wit:-

Beginning at an iron pin on the northern edge of a five (5) foot sidewalk running along Darlington Avenue, said pin being the joint front corner of lots numbered nine (9) and ten (10), thence along the northern edge of said sidewalk, N. 43-0 E., thirty-two (32) feet, to an iron pin; thence along a new line through lot ten (10), N. 40-20 W., forty-eight and two tenths (48.2) feet, to an iron pin, joint corner of lots thirteen (13) and fourteen (14); thence along the rear line of lot fourteen (14), N. 84-28 E., forty-nine and two tenths (49.2) feet, to an iron pin, joint rear corner of lots nine (9) and ten (10); thence along the eastern line of lot nine (9), S. 47-0 W., eighty (80) feet, to an iron pin, the beginning corner, said lot being the western portion of lot ten (10); Plat of which is recorded in the Office of the Register of Mesne Conveyance for Greenville County in Plat Book "4" at page 26, 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 shall be used for residential purposes only.
- (2) No residence shall be erected thereon at a cost of less than three thousand dollars (\$3,000.00.).
- (3) No house shall be erected nearer the northern 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.

169-7-12-1
OUT OF 169-7-12