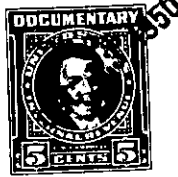


THE STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE.



Book 14 Page 45

FILED
GREENVILLE CO. S. C.

DEC 13 10 58 AM 1950

THE FARMERS' MARK
P. M. C.

KNOW ALL MEN BY THESE PRESENTS, That I, Ben F. Perry, 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 A. D. Watts,
(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 A. D. Watts,

all that piece, parcel or lot of land in Paris Mountain Township, Greenville
County, State of South Carolina, at the northwestern corner of the intersection of
Merrilat Avenue and Callahan Avenue, in the Sans Souci Heights Sub-Division,
on the New Buncombe Road about four miles north of the City of Greenville,
said lot having the following lines, courses and distances:-

Beginning at an iron pin on the western edge of a three (3) foot side-
walk running along Callahan Avenue, said pin being the joint front corner of
lots numbered seventy-seven (77) and seventy-eight (78); thence along the
western edge of said sidewalk, S. 11-54 W., eighty-eight and seven tenths
(88.7) feet, to an iron pin on the northern edge of a three (3) foot sidewalk
running along Merrilat Avenue, front corner of lot seventy-seven (77); thence
along the northern line of said sidewalk, N. 77-38 W., one hundred and ten
(110) feet, to an iron pin, joint rear corner of lots seventy-seven (77) and
eighty-six (86); thence along the rear line of lot eighty-six (86), N. 11-54 E.,
eighty and seven tenths (80.7) feet, to an iron pin, joint rear corner of lots
seventy-seven (77) and seventy-eight (78); thence along the southern line of
lot seventy-eight (78), S. 81-31 E., one hundred and ten (110) feet, to an iron
pin, the beginning corner, said lot being known and designated as lot numbered
seventy-seven (77) on Plat of said property recorded in the Office of the Re-
gister of Mesne Conveyance for Greenville County in Plat book "Z" at page 53,
which Plat is hereby referred to and made a part hereof.

Said property is sold subject to the following restrictions, which con-
stitute a part of the consideration therefor, and shall be effective for a pe-
riod 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 western edge of said sidewalk running along Callahan Avenue than twenty (20) feet, and not nearer than five (5) feet of the northern edge of said sidewalk running along Merrilat Avenue.

09-4-80

For Release of Intg. of Ben F. Perry to Frances J. Sindal Lee R. E. M. Book 485 Page 518.