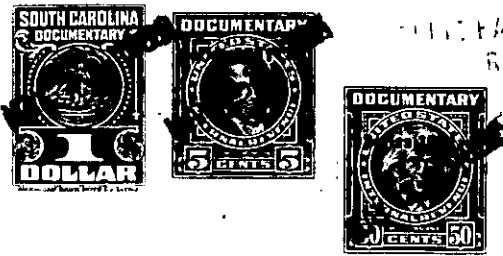


THE STATE OF SOUTH CAROLINA,
COUNTY OF Greenville.

FILED
GREENVILLE CO. S.C.
JULY 22 9 34 AM 1968

Per True Consideration See Affidavit
Book 14 Page 169



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. Irby Foster,
(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. Irby Foster,

all that piece, parcel or lot of land in Greenville Township, Greenville
County, State of South Carolina, at the southwest corner of the intersection of Duke-
land Drive and King Street, in the Sans Souci section of Greenville County, a-
bout three miles north of the city of Greenville, said lot having the following
lines, courses and distances:-

Beginning at an iron pin on the southern edge of a five (5) foot sidewalk
running along Dukeland Drive, said pin being the joint front corner of lots num-
bered four (4) and five (5); thence along the southern edge of said sidewalk,
N. 54-49 E., fifty-three and five tenths (53.5) feet, to an iron pin on the western
edge of a five (5) foot sidewalk running along King Street; thence along the
western edge of said sidewalk, S. 36-32 E., one hundred and twenty-five (125)
feet, to an iron pin, joint corner of lots four (4) and seven (7); thence along
the northern line of lot seven (7), S. 57-53 W., ninety-one (91) feet, to an iron
pin, joint corner of lots four (4) and seven (7); thence along the eastern line
of lot five (5), N. 20-06 W., one hundred and twenty-five (125) feet, to an iron
pin, the beginning corner, said lot being known and designated as lot numbered
four (4) on Plat of said property recorded in the Office of the Register of Mesne
Conveyance for Greenville County in Plat Book "S" at page 49, which Plat is here-
by 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 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 on said lot nearer the southern edge of said sidewalk running along Dukeland Drive than twenty (20) feet.
- (4) Any garage erected on said lot shall be at leaster thirty (30) feet from the western edge of said sidewalk running along King Street.

167-1-38