

STATE OF SOUTH CAROLINA

) DECEMBER 1953

COUNTY OF GREENVILLE

) OCT 2 11 31 AM 1955

WHEREAS, Mamie M. Guy, Florence R. Cruikshank, Ellen B. Estes, W. D. Parrish, T. C. Gower, L. A. Mills, C. S. Webb, J. N. Bell, A. M. Rush, T. H. Fowler and H. T. Mills have all been the owners of a certain tract of land herein described; and

WHEREAS, the deed from H. T. Mills to W. D. Parrish, dated 3/11/10 conveying Lot No. 3, the deed from T. H. Fowler to J. N. Bell and A. M. Rush dated 7/18/11 conveying Lot No. 2, the deed from A. M. Rush and J. N. Bell to L. A. Mills dated 12/19/11 to Lot No. 2, the deed from C. S. Webb to W. D. Parrish, T. C. Gower, and L. A. Mills dated 4/15/12 conveying Lot No. 1, the deeds from L. A. Mills to Ellen B. Estes dated 6/4/12 conveying Lot No. 1 and 7/24/12 conveying Lot No. 2, the deeds from T. C. Gower and W. D. Parrish to Ellen B. Estes dated 6/4/12 conveying Lot No. 1 and 7/22/12 conveying Lot No. 3, the deed from Ellen B. Estes to Florence R. Cruikshank dated 1/26/20 conveying Lots Nos. 1, 2 and 3, the deed from Florence R. Cruikshank to Mamie M. Guy dated 3/29/49 conveying Lots Nos. 1, 2 and 3 and the deed from Mamie M. Guy dated 2/28/50 to R. E. Houston, Jr., and I. H. Houston, as Trustees, under agreement dated 2/28/50, conveying Lots Nos. 1, 2 and 3, which were intended to be absolute with certain building restrictions as hereinafter indicated, but through mistake a clause was inserted in all of said deeds reading as follows:

"Upon condition, however, as a part of the consideration for this deed, that the purchaser, nor his grantee, or grantees, heirs or assigns, shall not erect a building costing less than \$1,500.00 complete, nor within 15 feet from the line of sidewalk abutting said property; which consideration is hereby declared to be a condition subsequent"; and

WHEREAS, it was intended to create merely a building restriction and not to create a conditional limitation, the violation of which would create a forfeiture and reversion of the property: