

APR 21 2 19 PM 1964

OFFICE OF THE RECORDER
R. M. C.

THE STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

BOOK 747 PAGE 146

KNOW ALL MEN BY THESE PRESENTS That I, Anne F. Teague,

in the State aforesaid, in consideration of the sum of Ten and no/100 (\$10.00) -----

----- Dollars

to me in hand paid at and before the sealing of these presents

by Calvin F. Teague

(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 Calvin F. Teague

an undivided one-half (1/2) interest in

with improvements thereon
all that piece, parcel or lot of land/in Greenville Township, Greenville

County, State of South Carolina, described as follows:

Beginning at an iron pin at the northeast corner of Pine Forest Drive and McIver Street and running thence S. 87 E. 200' along McIver Street to an iron pin, which pin is located at the joint rear corner of Lots Numbers 1 and 30, Block "A"; thence N. 3-38 E. 135' to an iron pin at the joint rear corner of Lots Numbers 1 and 28, Block "A"; thence N. 87 W. 200' to an iron pin in the east side of Pine Forest Drive, which pin is at the joint front corner of Lots Numbers 1 and 2; thence along Pine Forest Drive S. 3-38 W. 135' to the beginning point; being all of Lot Number 1, Block "A", of Forest Hills, as shown on a plat of Forest Hills made by T. C. Adams, Engineer, dated September 23, 1936, said plat being recorded in the R. M. C. Office for Greenville County in Plat Book "D", Page 206.

500-92-13-1.5

SUBJECT TO THE FOLLOWING RESTRICTIONS AND CONDITIONS:

1. The lot of land hereby conveyed shall be used exclusively for single family residences for white persons only, (except as to servants of occupants) and shall never be sold, rented or otherwise disposed of to any person wholly or partly of African descent, or used in any manner which may render neighboring property less desirable for residential purposes.
2. No residence (other than outbuildings appurtenant to dwelling) costing less than Ten Thousand (\$10,000) Dollars shall be erected thereon prior to January 1, 1986.
3. The grantor reserves to itself and its successors the right to the placing, maintaining, repairing and replacing of gas, water, and sewer pipes, telephone, telegraph, light and power lines and any other instrument of public utility over or under any street, alley or park at any time without compensation to any lot owner; except that the premises shall be left in as good condition as before.

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