

TITLE TO REAL ESTATE

KEYS PRINTING CO., GREENVILLE, S. C.

THE STATE OF SOUTH CAROLINA,  
County of Greenville

KNOW ALL MEN BY THESE PRESENTS, That 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 valuable considerations ~~XXXXXX~~

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

Mrs. Euncie D. Shelton

(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

Mrs. Eunice D. Shelton

All that piece, parcel or lot of land in Greenville ..... Township, Greenville County, State of South Carolina.

in that section known as Sans Souci, about two miles north of the City of Greenville, on the Franklin Road between Paris Mountain Avenue and Ethelridge Drive, said lot of land having the following lines, courses and distances:-

Beginning at an iron pin on the Franklin Road at the southwest corner of lot numbered two (2) and running thence along the southern line of lot two (2), N. 68-45 E., one hundred and ninety one and eight tenths (191.8) feet, to an iron pin, the southeast corner of lot numbered thirteen (13); thence with the line of lot fourteen (14), S. 20-19 E. twelve (12) feet, to an iron pin, rear corner of lot numbered three (3); thence along the northern line of lot three (3), S. 68-45 W., one hundred ninety-one and eight tenths (191.8) feet to an iron pin; thence N. 21-23 W., twelve (12) feet, to an iron pin, the beginning corner, said strip of land being on the southern side of lot two (2) and lot thirteen (13), as shown on plat of said property recorded in the Office of the Register of Mesne Conveyance for Greenville County in Plat Book "I" at page 150, which plat is hereby referred to and made a part hereof.

Also all right, title and interest to the strip of land sixteen and two tenths (16.2) feet wide between the front line of said twelve foot strip of land, and the front line of lot number two (2) to the five (5) foot sidewalk running along Franklin Road, said strip being the road bed of the Old Street Car Line going to Dukeland Park.

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 is to be used for residential purposes only.
- (2) Said property is not to be sold to any person of African descent.
- (3) Subject to the easement of the Duke Power Company and the Southern Bell Telephone Company to maintain poles along the front of said property.