

State of South Carolina,

Greenville County

1950 APR 11 1950

Know all Men by these presents, That

We, P. F. Beacham, Jr. and Mary B. Beacham, of Greenville,

in the State aforesaid, in consideration of the sum of

Three Thousand, Eighty-Six and 13/100 - - - - - (\$3,086.13) - - - Dollars
and the assumption of mortgage set out below

to us paid by George D. Counts.

in the State aforesaid, 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 George D. Counts, his heirs and assigns forever:

All that certain piece or parcel of land situate, lying and being in Greenville Township, County and State aforesaid on the Eastern side of Jones Avenue inside the corporate limits of the City of Greenville, S. C., being the southern portion of Lot No. 9 as shown on a plat recorded in the R. M. C. office for Greenville County in Plat Book "F" at page 186 and having the following metes and bounds, to-wit:

BEGINNING at a point on the Eastern side of Jones Avenue, corner of Lot No. 10, and running thence with line of said lot, S. 89-00 E. 222.6 feet to corner of Lot No. 30; thence with line of said lot, N. 5-08 E. 50.18 feet, more or less, to a stake; thence N. 89-00 W. 225 feet, more or less, to Jones Avenue; thence with the Eastern side of Jones Avenue, S. 1-00 W. 50 feet to the beginning corner, said lot having a uniform width of 50 feet.

The above described lot is the same conveyed to P. F. Beacham, Jr. by Paul F. Beacham by deed dated December 1, 1948, recorded in the R. M. C. office for Greenville County in Vol. 369, at page 196, the said P. F. Beacham, Jr. having conveyed an undivided one-half interest therein to his wife, Mary B. Beacham by deed dated January 14, 1949, recorded in the R. M. C. office for Greenville County in Vol. 370, at page 294.

This lot is subject to the following conditions and building restrictions:

"No building shall be erected on said lot nearer the abutting sidewalk than 30 feet, nor shall the property be sold, conveyed, leased or otherwise disposed of to any person having any percentage of negro blood".

The grantee is to pay taxes for 1950, said taxes having been pro-rated as of this date.

The grantee herein expressly assumes and agrees to pay a certain note and mortgage executed by Paul F. Beacham in the sum of \$7200.00, and in favor of the C. Douglas Wilson Company, recorded in the R. M. C. office for Greenville County in Mortgage Book 409, at page 442, on which there is a balance due of \$6,913.87 as of this date.

217-6-19

