The State of South Carolina,

COUNTY OF GREENVILLE.

KNOW ALL MEN BY THESE PRESENTS, That _J. O. M. Smithwick_ _____
_____
_____
_____
_____
_____
_____in the State aforesaid,

_____in consideration of the sum of

Three Hundred Fifty _____DOLLARS
_____
_____
_____

to _me_ _____in hand paid

at and before the sealing of these presents by _Helen N. Moss_ _____
_____
_____

(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

Helen N. Moss

  All that certain piece, parcel, or lot of land in county and state aforesaid and having the following metes and bounds to-wit:

  BEGINNING at a stake on the north side of Woodvale Ave. at corner of lot #217 and running thence with Woodvale Ave. N. 64-37 E. 70' to a stake; thence N. 25-23 W. 220 to a stake; thence S. 64-37 W. 70' to a stake; thence S. 25-33 E. 220' to the point of beginning and lot #216 of Braxler Park.

1. No part of said lot shall be used for any purpose other than a single or multiple residence and outbuildings properly appertenant thereto.

2. No part of said lot shall be occupied by any person of the negroid races except in the capacity of a servant.

3. Outbuildings properly appertenant to a residence shall be confined to the rear half of the lot upon which they are built unless they shall be integral to the residence to which they appertain.

4. No part of any residence may be built or extend nearer to the front property line of said lot then 35 feet.

5. No residence may be built upon any lot fronting upon Byrd Boulevard or Park Drive which shall when completed, a reasonable value of less than $4000 and no residence may be built upon any lots fronting upon, Rock Creek Drive, Woodvale Ave. or Mountvista Ave. which shall when completed, have a reasonable value not less than $3500

6. No Spirituous or malt liquor Shall ever be manufactured or Sold upon Said lot.

7. These restrictions are imposed for the benefit of the grantor and may be modified by it when strict modification is desired by him to the best interest of all concerned.