

THE STATE OF SOUTH CAROLINA,
County of Greenville.

KNOW ALL MEN BY THESE PRESENTS, That J. A. O. Sweeney

...in the State aforesaid,
...in consideration of the sum of
\$1,750.00 (one thousand seven hundred and fifty) and DOLLARS
assumption of mortgage

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

(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

W. H. Powe

All that certain, piece, parcel and lot of land situate, lying and being in the City of Greenville, County and State aforesaid, on the north side of Crescent Avenue and having the following metes and bounds to-wit:

Beginning at an iron pin on the north side of Crescent Avenue 100 feet from the intersection of Crescent Avenue and Jones Avenue and running thence with said Crescent Avenue N. 84.20 E. 70 feet to an iron pin corner of lot of J. S. Williams; thence with line of said lot N. 1-30 E. 200 feet to an iron pin; thence S. 84.20 W. 70 feet to an iron pin, corner of lot of W. C. McDaniel; thence with line of said lot S. 1-30 W. 200 feet to the beginning corner, and being a portion of the land devised to W. C. McDaniel by his father J. A. McDaniel.

Nevertheless, upon the following conditions, however which conditions, are a part of the consideration for this deed.

(1) No buildings shall be erected nearer to the abutting sidewalk than 50 feet.

(2) No buildings shall be erected on the front of said lot other than a two-story dwelling house, costing at least \$6000.00.

(3) The property conveyed shall never be sold or rented or otherwise disposed of to any person or persons of African descent.

As a part of the consideration of this conveyance the grantee herein assumes and promises to pay a certain note and mortgage in the sum of \$14,000 now held by Home Owners Loan Corporation and recorded in O. M. C. Office for Greenville County in Book 248 at Page 117.