

STATE OF SOUTH CAROLINA, }

County of Greenville. }

KNOW ALL MEN BY THESE PRESENTS, That The Suburban Development Company

a corporation chartered under the laws of the State of South Carolina and having its principal place of business at Greenville in the State of South Carolina for and in consideration of the sum of Two Hundred Fifty and no/100 (\$250.00) DOLLARS,

to it in hand duly paid at and before the sealing and delivery of these presents by the grantee hereinafter named (the receipt whereof is hereby acknowledged) has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto Lehman A. Moseley

All that certain piece, parcel or lot of land situate on Rogers Avenue in that Section known as Sans Souci about two miles from the City of Greenville, the same being designated on Plat recorded in the R. M. C. Office for Greenville County in Plat Book "9" at page 33, said lot having the following lines, courses and distances:-

Beginning at an iron pin, joint corner of lots numbered forty-six (46) and forty-seven (47), on the southern edge of a six (6) foot sidewalk running along Rogers Avenue, and running thence N. 79-28 E. fifty (50) feet to an iron pin, joint corner of lots numbered forty-seven (47) and forty-eight (48), and running thence along the line of Lot numbered forty-eight (48), S. 10-17 E. one hundred and fifty (150) feet to an iron pin, joint rear corner of lots forty-seven (47) and forty-eight (48); thence S. 79-28 W. fifty (50) feet to an iron pin, joint rear corner of lots forty-six and forty-seven (46 and 47); thence along the line of lot numbered forty-six (46), N. 10-17 W. one hundred and fifty (150) feet to an iron pin on Rogers Avenue, the beginning corner.

Said property is sold subject to the following restrictions which form a part of the consideration and are to be effective for a period of twenty years from the date hereof.

1. Said property is to be used for residential purposes only.
2. No house is to be built nearer the sidewalk on Rogers than twenty (20) feet.
3. No residence is to be erected on said property at a cost of less than two thousand and no/100 dollars (\$2,000.00).
4. The property is not to be sold to any person of African Descent.
5. Said property is in a restricted district as required by the Federal Government in insuring loans thereon and is sold subject to said requirements.