

THE STATE OF SOUTH CAROLINA,
County of Greenville.

KNOW ALL MEN BY THESE PRESENTS, That I, W. Raymond Williams, Jr., as Trustee

.....in the State aforesaid,
.....in consideration of the sum of
One Thousand (\$1,000.00) DOLLARS

to mein hand paid
at and before the sealing of these presents by
Earle W. Sargent

(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
Earle W. Sargent

All that certain piece, parcel and lot of land lying and being situate on the Buncombe Road on the northern outskirts of the village of Travelers Rest and being known and designated as all of lot No. 9 and one-half of lot No. 8 in a sub-division known as "Love Estates", and shown on plat thereof made by W. J. Riddle in April 1938, the said plat being recorded in the office of the R. M. C. for Greenville County in Plat Book I at pages 111 and 112, and reference being here made to that plat for a more definite and positive description of the lands here conveyed. Indentical lands here conveyed are described by courses and distances as follows, to-wit:-

Beginning at a corner on the southeastern side of the Buncombe Road at joint corner of lot No. 9 and 10 and running thence along said road S. 52-46 W. 165 feet to corner of lot No. 8; thence continuing along said road S. 45-46 W. 50 feet to the mid portion of lot No. 8; thence S. 42-14 E. 602 feet to a point on branch; thence along said branch in a northeasterly direction 30.2 feet to the southeastern corner of lot No. 9; thence continuing along said branch in a northeasterly direction 136.3 feet to the southeast corner of lot No. 10; thence along joint corners of lot No. 9 and 10 N. 37-14 W. 570 feet to the beginning corner. The lot here conveyed has a frontage on the Buncombe Road of 215 feet and a back line along the branch of 166.5 ft. Lot No. 9 is known as the old Love home place and the portion of Lot No. 8 here conveyed with it adjoins that said lot on the side next to the village of Travelers Rest.

This conveyance is made subject to the following reservations and restrictions, to-wit:

1. The said property shall never be sold to any person of African descent.
2. For a period of ten years from the date of this conveyance said property shall not be used for any business purposes.
3. No residences (except for private garages and out buildings) shall be constructed on said property of less value than Two Thousand (\$2,000.00) Dollars, exclusive of the lot value.
4. It is further provided that no residence shall be erected on this lot within 50 feet of the street line.

It is intended that the foregoing reservations and restrictions shall run with the land and shall be enforceable against any owner thereof or by the owner of any lot in the sub-division from which the lot here conveyed is taken.