

STATE OF SOUTH CAROLINA,
Greenville County.

KNOW ALL MEN BY THESE PRESENTS, That I, Hext M. Perry, Trustee, of the County of Greenville,

in the State aforesaid,
in consideration of the sum of
ten dollars and other valuable considerations

to me in hand paid
at and before the sealing of these presents by G. D. Robinson

(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
G. D. Robinson

All that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina.
in that section known as Sans Souci about two miles north of the City of Greenville near the
New Buncombe Road on King Street in the Perry Development the same being immediately in the
rear of lots numbered one (1), two (2) and three (3) facing New Buncombe Road as shown on plat
recorded in the R. M. C. Office for Greenville County in Plat Book "K" at page 144, the said
piece of property having the following lines, courses and distances, to wit:-

Beginning at an iron pin southwestern corner of lot numbered four (4) facing New
Buncombe Road, thence along southern line of said lot, N. 50-50 E., one hundred and nine (109)
feet, more or less, to an iron pin, rear northwestern corner of lot numbered three (3); thence
along the rear line of lots numbered three (3) two (2) and one (1) facing New Buncombe Road,
one hundred and sixty seven (167) feet to rear southwestern corner of lot numbered one (1)
facing the New Buncombe Road; thence along rear line of lots facing McMakin Drive one hundred
and thirty (130) feet, more or less, to an iron pin the rear northwestern corner of lot numbered
ninety-five (95) facing McMakin Drive; thence along the eastern edge of a five (5) foot sidewalk
running down King Street, one hundred and three (103) feet, more or less, to an iron pin, the
beginning corner, reference being had to said plat in Plat Book "K" at page 144, for a full
description thereof.

Said property is in a restricted district and is sold subject to the following
restrictions which constitute a part of the consideration therefor and shall be effective for
a period of twenty-five 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 eastern edge of said five foot sidewalk running along King Street than twenty (20) feet.
- (3) No residence is to be erected thereon at a cost of less than two thousand dollars (\$2,000.00).
- (4) Said property is not to be sold to any person of African descent.