

TITLE TO REAL ESTATE

KEYS PRINTING CO.

THE STATE OF SOUTH CAROLINA,
County of Greenville.

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----- Dollars

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

(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
J. W. Cannon

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, on the Franklin Road, between Paris Mountain Avenue and Ethelridge Drive, said lot having the following lines, courses and distances:-

Beginning at an iron pin on the eastern edge of a five (5) foot sidewalk running along Franklin Road, said pin being the joint front corner of lots numbered two (2) and three (3); thence with the line of lot numbered two (2), N. 68-45 E. two hundred and fourteen (214) feet, to an iron pin, joint rear corner of lots numbered two (2) and three (3); thence with the western line of lot numbered fourteen (14), S. 20-19 E. sixty eight (68) feet, to an iron pin, joint rear corner of lots numbered three (3) and four (4); thence along the line of lot numbered four (4), S. 68-45 W. two hundred and thirteen and one tenth (213.1) feet, to an iron pin on the eastern edge of said sidewalk running along Franklin Road; thence along the eastern edge of said sidewalk, N. 21-23 W. sixty-eight (68) feet, to an iron pin the beginning corner, said lot being known and designated as lot numbered three (3) on Plat of said property recorded in the Office of the Register of Mesne Conveyance for Greenville County in Plat Book "I" at page 150, which plat is hereby referred to and made a part hereof.

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 (25) years from the date hereof.

- (1) Said property is to be used for residential purposes only.
- (2) No house is to be built thereon at a cost of less than three thousand five hundred dollars (\$3,500.00)
- (3) No house is to be built thereon nearer the eastern edge of said sidewalk running along Franklin Road than thirty (30) feet.
- (4) Said property is not to be sold to any person of African descent.