

TITLE TO REAL ESTATE

KEYS PRINTING CO., GREENVILLE, S. C.

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

to mein hand paid
at and before the sealing of these presents by
C. G. Holcombe

(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
C. G. Holcombe

All that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina,
on the New Buncombe Road between McMakin Drive and Dukeland Drive, in that section known as Sans
Souci, about two miles north of the city of Greenville, said lot having the following lines,
courses and distances:-

Beginning at an iron pin on the right-of-way of the New Buncombe Road, said pin being the
joint corner of lots numbered seven (7) and six (6), and running thence along the northern line of
lot numbered six (6), S. 50-50 W. two hundred (200) feet, to an iron pin, joint rear corner of said
lots six (6) and seven (7); thence N. 39-10 W. seventy (70) feet, to an iron pin, joint rear corner
of lots numbered seven (7) and eight (8); thence along the southern line of lot numbered eight (8),
N. 50-50 E., two hundred (200) feet, to an iron pin, joint front corner of said lots seven (7) and
eight (8); thence along the right-of-way of the New Buncombe Road, S. 39-10 E., seventy (70) feet,
to an iron pin, the beginning corner, said lot being known and designated as lot numbered seven (7)
on plat of said property recorded in the Office of the Register of Mesne Conveyance in Plat Book
"K" at page 144, 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 years from the date hereof:-

Said property is to be used for residential purposes only.

No residence is to be built thereon at a cost of less than three thousand, five hundred
dollars (\$3,500.00)

No residence is to be built thereon nearer the western edge of the right-of-way of the New
Buncombe Road, than fifty (50) feet.

Said property is not to be sold to any person of African descent.

Said property is sold subject to the easement of the South Carolina Highway Department to
beautify the strip fifty (50) feet wide along the western side of said New Buncombe Road.