

State of South Carolina,

VOI 521 469

COUNTY OF GREENVILLE

720 4 11 1950



KNOW ALL MEN BY THESE PRESENTS That F. W. POE MANUFACTURING 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 Seven Hundred Fifty (\$750.00) - - - - -

dollars,

to it in hand duly paid at and before the sealing and delivery of these presents by the grantee(X) 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 WALTER J. WILLIAMS:

All that piece, parcel, or lot of land, with the improvements thereon, situate, lying, and being near the City of Greenville, Greenville County, South Carolina, and being more particularly described as Lot 17, Section 2, as shown on a plat entitled "Subdivision of Village Houses, F. W. Poe Mfg. Co., Greenville, S. C.", made by Dalton & Neves, July, 1950, and recorded in the R.L.C. Office for Greenville County in Plat Book Y, at pages 26-31, inclusive. According to said plat, the within described lot is also known as No. Second Avenue and fronts thereon fifty (50) feet.

The grantor and its predecessors in title have granted unto Parker Water and Sewer Sub-District Commission, Commissioners of Public Works of the City of Greenville, S. C., Greater Greenville Sewer District Commission, Paris Mountain Water Company, and Duke Power Company, to one or more of them and/or to others all water and sewer pipe lines (other than house lines), electric light and power lines, including all pipe (other than house water and sewer lines), valves, fittings, hydrants, manholes, poles, wires, transformers, regulators, and other apparatus and equipment used in connection with or forming a part of, the water, fire protection, electric light and power distribution, and sewerage systems of the F. W. Poe Manufacturing Company Village, in which the above described lot is located, together with rights of way and easements to go upon the land for the purpose of maintenance, repair, alteration, replacement, construction, relocation, and operation (including meter reading) of the lines and systems aforesaid and of certain other water, sewer, electric, telephone, trolley and power lines constructed or to be constructed, and to relocate certain of such lines so as to run them in, along, above or near the streets and alleyways located in the F. W. Poe Manufacturing Company Village, and to operate and maintain the lines as so relocated, all as will more fully appear by reference to the records in the R.L.C. Office for Greenville County, South Carolina.

There is excepted and excluded from this conveyance so much of the personal property above-mentioned as may be located upon the lot above described and this conveyance is made subject to the rights of way and easements above mentioned insofar as they may affect said lot.

This conveyance is made subject to the following restrictions:

- (1) That no mercantile establishment, other than those already in existence, shall be erected, operated or maintained on the lot above described.
- (2) That only one residence shall be erected or maintained on any one lot.

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