

STATE OF SOUTH CAROLINA,
Greenville County.

KNOW ALL MEN BY THESE PRESENTS, That I, Ernest B. Driskell,

in the State aforesaid.

in consideration of the sum of Seventy-Three and no/100 (\$73.00)

DOLLARS,

to me paid by Ola Hopkins Kay

and the assumption of a mortgage
in the State aforesaid, 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 Ola Hopkins Kay

all that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina.

being on the West side of Fourth Avenue in Section No. 2 of Judson Mills Village, and being known and designated as Lot No. 34 as shown on a plat of Section No. 2 of Judson Mills Village, made by Dalton & Neves, Engineers, in November, 1939, which plat is recorded in the R. M. C. Office for Greenville County in Plat Book "K", at page 25, and having, according to said plat, the following metes and bounds, to-wit:

Beginning at an iron pin at the Northwest corner of the intersection of Fourth Avenue and Fifth Street, and running thence with the North side of Fifth Street N. 83-53 W. 124 feet to an iron pin on said street; thence with the rear line of Lot No. 51 N. 6-07 E. 80 feet to an iron pin in line of Lot No. 52; thence with the line of Lots No. 52 and 33 S. 83-53 E. 124 feet to an iron pin on the West side of Fourth Avenue; thence with the West side of Fourth Avenue S. 6-07 W. 80 feet to the beginning corner.

Rights-of-way and easements over and through the tract of land of which the above lot is a part have been granted to Greater Greenville Sewer District Commission and Parker Water and Sewer Sub-District to be used for the purpose of laying and maintaining water and sewer pipe lines through said land and rights-of-way and easements have been granted to Southern Power Co. the predecessor of Duke Power Company, to be used for the purpose of placing and maintaining lines for the transmission of electricity over and across said land, and this conveyance is made subject to said easements in so far as they may affect the lot herein conveyed.

It is understood and agreed that the conveyance of the above described lot is made subject to the following restrictions:

(1) That the lot above described shall not be sold, leased or released to any negro or person of negro blood.

(2) That no mercantile establishment shall be erected, operated or maintained on the lot above described.

It is expressly understood that the grantee herein, as a part of the consideration, assumes a mortgage in the original amount of \$1200 executed by the grantor herein to Judson Mills. This mortgage was dated December 30, 1939 and is recorded in the R. M. C. Office for Greenville County in Mortgage Book 286, at page 280.