

STATE OF SOUTH CAROLINA, }
County of Greenville.

KNOW ALL MEN BY THESE PRESENTS, That CONYERS & GOWER, INC.

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 FOUR HUNDRED FIFTY (\$450.00) DOLLARS,

to it in hand duly paid at and before the sealing and delivery of these presents by the grantee(s) 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 Thomas Edward Belcher and Edith M. Belcher, their successors and assigns, forever:-

All that certain piece, parcel or lot of land situate, lying and being on the Southeast side of West View Avenue, near the City of Greenville, in the County of Greenville, State of South Carolina, being shown as Lot #13, of Block A on Plat of East Highlands Estate made by Dalton & Neves, Engineers, April 1940, recorded in the R. M. C. Office for Greenville County, S. C., in Plat Book K, Pages 35 and 36, and having, according to said plat the following metes and bounds, to-wit:

Beginning at an iron pin on the Southeast side of West View Avenue, at joint front corner of Lots 13 and 14 of Block A, and running thence with the line of Lot 14, S. 52-50 E. 175 feet to an iron pin on the Northwest edge of a five foot strip of land reserved for utilities; thence with the Northwest edge of the strip of land reserved for utilities S. 37-00 W. 60 feet to an iron pin on the Northeast edge of an unnamed street; thence with said street N. 52-50 W. 175 feet to a point at intersection of said street and West View Avenue; thence with said West View Avenue N. 37-00 E. 60 feet to the beginning corner.

The grantee agrees to pay the 1946 State and County taxes on the above property.

This lot is conveyed subject to the following building restrictions:-

- (1) The lot herein conveyed shall never be sold, rented or otherwise disposed of to negroes or persons of African descent.
- (2) The lot herein conveyed shall be used exclusively for residential purposes.
- (3) No residence shall be erected on said lot costing less than \$2,500.00.
- (4) The building line as shown on the recorded plat and the other restrictions shown on said plat are to be strictly adhered to.