

J. R. Garner

DEED TO William Goldsmith & Walter W. Goldsmith.

STATE OF SOUTH CAROLINA,

COUNTY OF Greenville

KNOW ALL MEN BY THESE PRESENTS, That

J. R. Garner of the County of Greenville,

in the State aforesaid,

in consideration of the sum of

Five Dollars and other valuable considerations DOLLARS

to me in hand paid

at and before the sealing of these presents by William Goldsmith and Walter W. Goldsmith

(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

William Goldsmith, and Walter W. Goldsmith, their heirs and assigns forever, all that certain lot of land situate in the City of Greenville, County and State aforesaid known and designated as lot 19 of block D of Cagle Park as shown on plat recorded in the R.M.S. office for Greenville County, plat book C. page 238 being more particularly described as follows: Beginning at an iron pipe on presentis Avenue corner of lot 20 and running thence with line of lot 20 S. 31-57 W 152.8 feet to an iron pipe on an alley, thence with line of alley S. 53-03 E. 17.2 feet thence still with alley S 61-03 E. 42 feet to an iron pipe, corner of lot 18; thence with line of lot 18 N. 32-12 E 157.1 feet to an iron pipe on presentis Avenue thence with presentis Avenue N. 62-47 W 60 feet to beginning corner.

Subject, however to the following restrictions, which are a part of the consideration of this deed, and made for the protection of the other lots on plat above referred to, which restrictions shall remain in effect for a period of twenty years from date of this deed, to-wit:-

- 1- The property herein conveyed nor any part thereof shall not be sold, rented or otherwise disposed of to negroes.
- 2- The said property shall not be used for any unlawful business nor for anything which would constitute a nuisance.
- 3- The property herein conveyed shall not be recut nor subdivided so as to face any other direction than as shown on plat.
- 4- No building shall be erected on said property within 25 feet of the present line of presentis Avenue.
- 5- No building costing less than \$2500.00 shall be erected upon said lot other than outbuildings appertenant to a dwelling. The same being the lot conveyed to me by P. H. Hester by deed dated June 9th 1919.

This lot is subject to a mortgage for the sum of Twelve Hundred Twenty-five (\$1275.00) Dollars, bearing interest from date of April 8th 1919 at the rate of 6% per annum. Said mortgage signed by H. K. Johnson to Cagle Park Co. It is agreed and understood that William Goldsmith and Walter W. Goldsmith assume and agree to pay said mortgage and interest from April 8th 1919 as part of the purchase price of within described lot.