

State of South Carolina,
County of Greenville.

Whereas, T.F. Hunt, R.J. Rowley and E.F.S. Rowley were the joint owners of certain property in the City of Greenville, known as the Rowley Place, which property said parties did subdivide and sell in lots to various parties executing deeds therefor; and

Whereas, many of said lots have since been resold so that there is now a great number of persons owning portions of said lots; and

Whereas, in various deeds from T.F. Hunt, R.J. Rowley and E.F.S. Rowley, which deeds were intended to be absolute with certain building restrictions as hereinafter indicated, but through mistake a clause was inserted in all of said deeds reading as follows:

"Upon condition, however, as a part of the consideration for this deed that the purchaser or his grantee or grantees, heirs or assigns, shall not erect a building costing less than \$1,200.00 complete, nor within 15 feet from the line of sidewalk abutting said property which condition is hereby declared to be a condition subsequent;" and

Whereas it was intended to create merely a building restriction and not to create a conditional limitation, the violation of which would operate a forfeiture and reversion of the property:

Now, Therefore, Know all men by these presents:-

That I, the said T.F. Hunt, do hereby declare that it was not intended by the said deeds to create a conditional limitation upon said title nor was it intended that the violation of said clause should work a forfeiture and a reversion of the property.

And in consideration of the premises and of the sum of One (\$1.00) Dollar to me in hand paid, I do hereby renounce, release and quit-claim unto all persons and corporations respectively now owning any part of the said lands and unto their heirs, successors and assigns, all right, title and reversionary interest to and in the portions of said land owned by them respectively, and I do hereby covenant and bind myself and my heirs unto said owners, their heirs, successors and assigns, not to claim any reversionary right to any part of said lands because of any past or future violation of said building restriction.

Witness my hand and seal this 21, day of January, 1925.

In presence of:

R.M. Reynolds

T.F. Hunt (L.S.)

A.G. Hart.

State of South Carolina,
County of Greenville.

Personally appeared before me A.G. Hart and made oath that he saw T.F. Hunt sign, seal and, as his act and deed, deliver the foregoing deed, and that he with R.M. Reynolds witnessed the execution thereof.

Sworn to and subscribed before me

this 21st, day of January A.D. 1925.

J.M. Perry (L.S.)

A.G. Hart

Notary Public for S.C.

Recorded January 21st, 1925.

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