

THE STATE OF SOUTH CAROLINA, }
County of Greenville.

KNOW ALL MEN BY THESE PRESENTS, That I, SARAH M. BECK, of New York

for the State of South Carolina, in consideration of the sum of
Eight Thousand (\$8,000.00) DOLLARS

to me in hand paid
at and before the sealing of these presents by W. J. ISELIN

(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
W. J. ISELIN, his heirs and assigns:-

All that certain piece, parcel or tract of land, situate, lying and being in Greenville County, State aforesaid, containing 44.73 acres, more or less, (being a portion of a 119.90 acre tract belonging to the grantor and lying to the west of the old Augusta Road) being more particularly described as shown on plat made by R. E. Dalton, Engineer, October, 1923, as re-surveyed April 8, 1938, to-wit:-

BEGINNING at a stone in the southern boundary of said 119.90 acre tract, approximately 1,500 feet from an iron pipe in the old Augusta Road, and running thence S. 89-52 W. 1,315 feet to a stone in line of property of F. H. Earle; thence N. 61-50 E. 71.5 feet to a pine tree; thence along line of property of F. H. Earle, N. 20-30 W. 677 feet to a red oak; thence N. 4-20 E. 820 feet crossing a branch to a pipe in a P. O. stump; thence along line of property of J. R. Jenkinson, S. 54-20 E. 219 feet to an iron pipe; thence N. 89-45 E. 434 feet to a stake; thence S. 86-45 E. 852 feet to a stake on the northwest side of a road; thence crossing said road, S. 29-10 E. 33.8 feet to a stake; thence S. 2-25 W. 1,289.5 feet to the beginning corner, being bounded on the south by property formerly of McDaniel and Caldwell, on the west by property of F. H. Earle, on the north and east by property of the grantor.

This property is conveyed subject to the following restrictions:

- (1) The said property shall be used for residential and/or agricultural purposes only.
- (2) Neither the property herein referred to, nor any part thereof, shall ever be sold, leased or conveyed to anyone other than a person of the Caucasian race or to any corporation other than one owned, controlled or operated by persons of the Caucasian race.
- (3) The property herein referred to shall be kept free from any nuisance or from any object, condition or use in any way offensive or dangerous to the neighborhood.