

STATE OF SOUTH CAROLINA,

COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, That Colonia Company,

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 and Seventy Five DOLLARS,

to it in hand duly paid at and before the sealing and delivery of these presents by the grantee..... 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 J. A. Cannon, Jr., his heirs and assigns.

All that lot of land situate on the West side of N. Franklin Road, in Sans Souci, near the City of Greenville in said County and State and being Lot 228 as shown by plat of Colonia Company recorded in Plat Book J, pages 4 and 5 and more particularly described as follows:

Beginning at a point on said road at corner of Lot 226 and running thence N. 57.02 W. 200 feet to joint corner of Lots 413, 412, 226 and 228; thence N. 32.58 E. along the line of Lot 412, 70.4 feet to corner of Lots 229 and 411; thence along the line of Lot 229, S. 57.02 E. 200 feet to Franklin Road; thence along said road S. 32.58 W. 70.4 feet to the beginning corner.

This conveyance is made subject to the following restrictions:

1. This property is for residential purposes only.
2. No residence shall be erected on said property to cost less than \$3,000.
3. Said property shall never be sold, rented or otherwise disposed of to any person of African descent.