TITLE TO REAL ESTATE—G.T. 201 WALKER, EVANS & COGSWELL CO., CHARLESTON, S. C. 21381—2-6-42

STATE OF SOUTH CAROLINA,
Greenville County.

KNOW ALL MEN BY THESE PRESENTS, That I, Hext M. Perry, Trustee, of the County of Greenville, in the State aforesaid, in consideration of the sum of ten dollars and other valuable consideration, Dollars to me in hand paid at and before the sealing of these presents by E. P. Holder (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 E. P. Holder

All that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina.

in that section known as Sans Souci, about two miles north of the City of Greenville, said lot being at the southeast corner of the intersection of Blue Ridge Drive and Belmont Avenue, and having the following lines, courses and distances, to wit:-

Beginning at an iron pin on the southern edge of a five foot sidewalk running along Blue Ridge Drive, and the eastern edge of a five foot sidewalk running along Belmont Avenue, and running thence along the southern edge of said sidewalk on Blue Ridge Drive, N. 87-37 E., seventy-five (75) feet to an iron pin, joint front corner of lots numbered forty (40) and forty-one (41); thence with the line of lot numbered forty (40), S. 5-50 E., one hundred and thirty (130) feet, to an iron pin; thence along the northern line of lot numbered forty- two (42), S. 87-37 W., seventy-five (75) feet, to an iron pin on the eastern edge of said sidewalk on Belmont Avenue, joint corner of lots forty-two (42) and forty-one (41); thence along the eastern edge of said sidewalk, N. 5-50 W., one hundred and thirty (130) feet to an iron pin, the beginning corner, said lot being known and designated as lot numbered forty-one (41) on plat of said property recorded in the Office of the Register of Mesne Conveyance for Greenville County in Plat Book "O" at page 45, which plat is hereby referred to and made a part hereof.

Said property is in a restricted district, and is sold subject to the following restrictions, which constitute a part of the consideration therefor, and shall be effective for a period of twenty-five years from the date hereof:-

(1) Said property is to be used for residential purposes only.

(2) No house is to be erected thereon at a cost of less than three thousand dollars.

(3) No house is to be erected thereon nearer the southern edge of said sidewalk running along Blue Ridge Drive than 20 feet.

(4) No out-houses or garage to be erected in the rear of any residence nearer than thirty feet of the southern edge of said sidewalk running along Belmont Avenue.

(5) Said property is not to be sold to any person of African descent.