

TITLE TO REAL ESTATE

THE STATE OF SOUTH CAROLINA,
County of Greenville

KNOW ALL MEN BY THESE PRESENTS, That I, Hext M. Perry, as Trustee of the County of Greenville

_____ in the State aforesaid,
_____ in consideration of the sum of
ten dollars (\$10.00) and other valuable considerations _____, Dollars

to Everett B. Willis, Jr. _____ in hand paid
at and before the sealing of these presents by _____

(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
Everett B. Willis, Jr. _____

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 on Ethelridge Drive between the Franklin Road and Beacon Street, and having the
following lines, courses and distances:

Beginning at an iron pin on the southern edge of a five (5) foot sidewalk running along
Ethelridge Drive, said pin being the joint front corner of lots numbered three (3) and four
(4), and running thence along the southern edge of said sidewalk, N. 78-36 E., sixty (60)
feet, to an iron pin, joint front corner of lots four (4) and five (5); thence along the
western line of lot five (5), S. 5-35 E. one hundred and fifty (150) feet, to an iron pin,
joint rear corner of said lots four (4) and five (5); thence S. 78-36 W., sixty (60) feet,
to an iron pin, joint rear corner of lots three (3) and four (4); thence along the eastern line of lot three (3)
and four (4); thence along the eastern line of lot three (3) and four (4), N. 5-35 W., one hundred and fifty (150)
feet, to an iron pin, the beginning corner, said lot being known and designated as lot num-
bered four (4) on Plat of said property recorded in the Office of the Register of Mesne Convey-
ance for Greenville County in Plat Book "B" at page 63, 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 re-
strictions, which constitute a part of the consideration therefor, and shall be effective for
a period of twenty-five (25) years from the date hereof:

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

(2) No residence is to be erected thereon at a cost of less than three thousand dollars
(\$3,000.00).

(3) No house is to be built thereon nearer the southern edge of said sidewalk running
along Ethelridge Drive than twenty (20) feet.

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