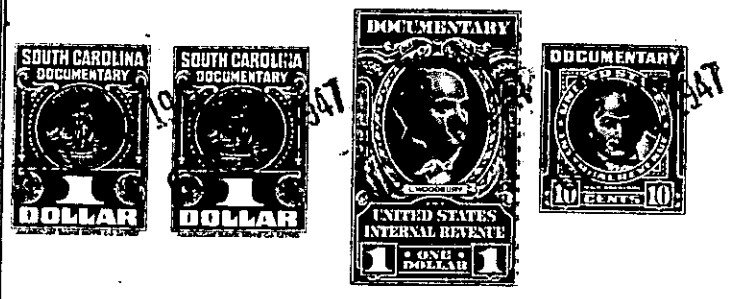


THE STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE

OLLIE FARNSWORTH
R. M. C.



KNOW ALL MEN BY THESE PRESENTS, That I, Rosa Belle Davidson.....

.....
in the State aforesaid, in consideration of the sum of One Thousand And No/100-----
-----(\$1,000.00)-----Dollars

tome.....in hand paid at and before the sealing of these presents
by The Charles T. Merritt Company, Inc.....

(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 Charles T. Merritt Company, Inc., its
successors and assigns, forever:

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 from the City of Greenville,
on Newland Avenue, said lot having the following lines, courses
and distances:

BEGINNING at an iron pin on the Eastern edge of a five foot
side walk, running along Newland Avenue, joint front corner of lots
numbered fifty (50) and fifty one (51) ; thence along the Eastern
edge of said sidewalk N. 5-50 W Fifty (50) feet to an iron pin,
joint corner of lots numbers Thirty seven (37) and Fifty (50 :
thence with the rear lines of lots numbered thirty-six (36) and
thirty-seven (37) N. 87-37 E. one hundred and twenty five (125)
feet to an iron pin; joint rear corner of lots numbered thirty
six (36) and fifty (50); thence with the Western line of lot
numbered thirty five (35) , S. 5-50 E. Fifty (50) feet to an iron
pin, joint rear corner of lots Fifty (50) and fifty-one (51);
thence with the Northern line of lot numbered Fifty-one (51) S.
87-37 W., one hundred and twenty five (125) feet to an iron pin,
the beginning corner, said lot being known and designated as lot
number Fifty (50) on plat of said property recorded in the Office
of the Register of Mesne Conveyance for Greenville County in Plat
Book "0" 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 thereof, 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 built thereon at a cost less than two thousand five hundred (\$2500.00) Dollars.
- (3) No house is to be built thereon nearer the eastern edge of said five (5) foot sidewalk running along Newland Avenue, than twenty (20) feet.
- (4) Said property is not to be sold to any person of African Descent.
- (5) Said property is sold subject to the easement of the Parker Water and Sewer District to maintain a sewer line under the northern corner of said property.

TOGETHER with all and singular the Rights, Members, Hereditaments and Appurtenances to the said
Premises belonging, or in anywise incident or appertaining.

TO HAVE AND TO HOLD all and singular the Premises before mentioned unto the said.....
.....Charles T. Merritt Company, Inc.....
its successors..... ~~and~~ and Assigns forever.