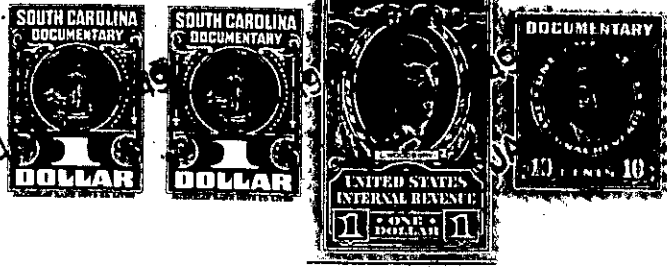


THE STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE

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GREENVILLE CO. S. C.

JAN 24 10 29 AM 1949

OLLIE FARNSWORTH
R. M. C.



KNOW ALL MEN BY THESE PRESENTS, That I, James W. Hicks, of the
County of Greenville,

in the State aforesaid, in consideration of the sum of Six Hundred Ninety (\$690.00)
Dollars and the restrictions hereinafter set forth,

to me in hand paid at and before the sealing of these presents
by Edna Gambrell Davenport

(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 Edna Gambrell Davenport, her
heirs and assigns,

all that piece, parcel or lot of land in Gantt Township, Greenville

County, State of South Carolina, about five miles south of Greenville Court
House, east of the Augusta Road, being known and designated as Lot No.
Thirty (No. 30) on south side of Eastview Drive on plat and survey of
subdivision known as "Clearview Heights" made by M. H. Woodward, R. E.,
Dec., 1945 and recorded in the R. M. C. office for Greenville County
in Plat Book "P" at page 1, and, according to said plat, having the
following metes and bounds, to-wit:

BEGINNING at a point on south side of Eastview Drive, joint
front corner with Lot No. 31 on said plat, and running thence S. 18-04 E.
222.4 feet along the eastern line of said Lot No. 31, to point on north
side of Clearview Drive, joint rear corner with Lot No. 31; thence N.
75-33 E. 86.4 feet along the north side of Clearview Drive, joint corner
with Lot No. 29 on said plat; thence N. 18-04 W. 228.1 feet along the
western line of said Lot No. 29, to point on Eastview Drive, joint corner
with lot No. 29; thence S. 71-56 W. 86.2 feet along the south side of
Eastview Drive, to the point of beginning.

This is a part of a tract of 18.91 acres of land, more or less,
conveyed to me by Willis, and others, by deed dated Nov. 3, 1944 and re-
corded in Vol. 269, page 179 in said R. M. C. office.

Subject, however, to a right of way reserved for sidewalk and
power line.

This property is conveyed, also, subject to the following uni-
form restrictions which are a part of the consideration hereinabove ex-
pressed, to-wit:

- (1) That any residence erected on the above property shall face Eastview Drive;
- (2) That no residence shall be erected on said property costing less than Four Thousand (\$4000.00) Dollars exclusive of lot;
- (3) That no building shall be erected on said property nearer than Fifty Five (55) feet to the south side of Eastview Drive;
- (4) No surface closet shall be placed or used on said property;
- (5) That said property shall be used for residential purposes only and not for any commercial purposes;
- (6) That no part of said property shall be sold or rented to, or otherwise disposed of to, any person or persons of African descent.

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 Edna
Gambrell Davenport, her

Heirs and Assigns forever.