

The State of South Carolina,)
 County of GREENVILLE)

JUL 2 10 11 AM '00

RECORDED
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KNOW ALL MEN BY THESE PRESENTS, That WE, IRA A. GILES, JR., AND
FRED H. CARR,

in the State aforesaid, in consideration of the ~~sum of~~ ~~Grantee's~~ ~~compliance with the~~ terms and conditions hereinafter set forth and in consideration of ~~the benefits to accrue to the community from the establishing of~~ ~~XXXXXX~~, a Church by the Grantee, and in consideration of the sum of Five (\$5.00) ~~xx Dollars~~ in hand paid at and before the sealing of these presents by

~~Springdale Baptist Church,~~

(the receipt whereof is hereby acknowledged), have granted, bargained, sold and released, and by these pres-

ents do grant, bargain, sell and release unto the said Springdale Baptist Church, a corporation, its successors and assigns forever, the real estate hereinafter described, so long as the Grantee shall fully comply with the terms and conditions hereinbelow set forth, and the Grantee in accepting this deed agrees that in the event it, or its successors and assigns shall fail to comply with the terms and conditions hereinbelow set forth, this deed shall be null and void and the estate hereby conveyed shall revert to and immediately revert in the grantors, their heirs and assigns, subject however to the rights of lien creditors attaching before the breach of said terms and conditions. It is the intention of the parties hereto that this deed shall not be construed in such manner as to adversely affect the rights of lien creditors, providing such rights attach before breach of said terms and conditions by the Grantee, its successors or assigns.

The terms and conditions under which this conveyance is made are more specifically set forth as follows:

- (1) The property herein conveyed shall be used for church purposes only.
- (2) No building shall be erected, placed or altered on said tract of land until the building plans, specifications, and plot plans showing the location of such building have been approved in writing by the grantors herein as to the said structure's external design and as to the location of the building with respect to topography and finished ground elevation. The written approval of building plans as aforesaid must be obtained from both of the grantors herein, so long as both of them are living and not physically or mentally incapacitated. In the event either of the grantors should die or become physically or mentally incapacitated to such an extent as to prevent his exerting sound discretion in the approval or disapproval of such building plans, the surviving or other grantor shall be vested with full authority to approve or disapprove such plans. In the event both of the grantors herein should be deceased or suffer such physical or mental affliction as render them incapable of exerting sound discretion in the approval or disapproval of such plans, this provision shall be null and void. The possible future elimination of this provision, however, shall in no way affect the provision that the property herein conveyed shall be used for church purposes only.

The property herein conveyed subject to the foregoing terms and conditions is described as follows: