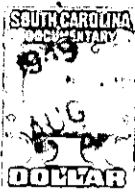


THE STATE OF SOUTH CAROLINA,  
COUNTY OF GREENVILLE.

AUG 4 4 59 PM 1949

OLLIE FARRIS WORTH  
R.M.C.



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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 (\$10.00.) and other valuable considerations, to ~~the~~ in hand paid at and before the sealing of these presents by H. C. Bates, (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 H. C. Bates,

all that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina, on Beacon Street between Ethelridge Drive and Belfkley Avenue, in the Sans Poudri section of Greenville County about two miles north of the City of Greenville, said lot having the following lines, courses and distances, to wit:-

Beginning at an iron pin on the southern edge of a five (5) foot sidewalk running along Beacon Street, said pin being the joint front corner of lots numbered twenty-one (21) and twenty-two (22); thence along the southern edge of said sidewalk, N. 16-30 E., sixty (60) feet, to an iron pin, joint front corner of lots twenty (20) and twenty-one (21); thence along the western line of lot twenty (20), N. 79-0 E., one hundred and forty-four and six tenths (144.6) feet to an iron pin, joint corner of lots nineteen (19) and twenty (20); thence along the rear line of lot nineteen (19), N. 84-28 E., sixty (60) feet, to an iron pin, joint corner of lots eighteen (18), nineteen (19) and twenty-one (21); thence along the rear lines of lots 4, 5 and 6, S. 26-43 W., one hundred and thirty-one (131) feet, to an iron pin, joint rear corner of lots twenty-one and twenty-two (21 and 22); thence along the eastern line of lot twenty-two (22), N. 80-52 W., one hundred and sixty-two (162) feet, to an iron pin, the beginning corner, said lot being known and designated as lot numbered twenty-one (21) on Plat of said property recorded in the Office of the Register of Mesne Conveyance for Greenville County in Plat Book " " at page 26, 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 (25) years from the date hereof:-

- (1) Said property shall be used for residential purposes only.
- (2) No residence shall be erected thereon at a cost of less than four thousand dollars (\$4,000.00.).
- (3) No house shall be erected thereon nearer the southern edge of said sidewalk running along Beacon Street than twenty (20) feet.
- (4) Said property shall not be sold to any person of African descent.

169-7-26