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State of South Carolina,

Greenville County

FILED
GREENVILLE CO. S. C.

MAR 13 11 52 AM 1950.

ELLIE FARNSWORTH
F. Teague

Know all Men by these Presents, That We, R. M. Caine and Calvin F. Teague

in the State aforesaid,

in consideration of the sum of Twenty-five Hundred and No/100- - - - - (\$2500.00) Dollars

to us paid by A. K. Lewis and Irene E. Lewis

in the State aforesaid, 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 A. K. Lewis, ^{Irene E. Lewis} ~~and~~ their

Heirs and Assigns forever,

All that piece, parcel or lot of land in Greenville Township, Greenville County, State

of South Carolina. in the City of Greenville, on the South side of Cleveland Street, and having, according to a Plat made by Dalton & Neves in February, 1950, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Southern side of Cleveland Street, which pin is 202.2 feet East of the intersection of Cleveland Street and McIver Street, and running thence S. 29-23 W. 40.7 feet to an iron pin; thence S. 28-19 W. 57.5 feet to an iron pin; thence continuing S. 28-19 W. 22.5 feet to iron pin at corner of lot now or formerly owned by W. H. Lipscomb; thence with line of Lipscomb lot, S. 80-27 E. 31.9 feet to pin; thence continuing with line of Lipscomb lot, S. 59 E. 47.5 feet; thence S. 7 W. 48.7 feet to iron pin in line of property of Mrs. Eugene B. Smith; thence with the line of the Smith property, S. 86-23 E. 56.1 feet to iron pin in line of property of Wm. Schwiers; thence with line of Schwiers property, N. 44-27 E. 127 feet to iron pin on Cleveland Street; thence with the Southwest side of Cleveland Street, 181 feet to the point of beginning.

Grantee to pay 1950 taxes.

This conveyance is made subject to the following restrictions:

- (1) The lot of land hereby conveyed shall be used exclusively for single family residence for white persons only, (except as to servants of occupants), and shall never be sold, rented or otherwise disposed of to any person wholly or partly of African descent, or used in any manner which may render neighboring property less desirable for residential purposes.
- (2) No residence (other than outbuilding appurtenant to dwelling) costing less than \$10,000.00 shall be erected thereon prior to January 1, 1986.
- (3) The grantors reserve to themselves and their Heirs and Assigns the right to the placing, maintaining, repairing and replacing of gas, water and sewer pipes, telephone, telegraph, light and power lines and any other instrument of public utility over or under any street, alley or park at any time without compensation to any lot owner; except that the premises shall be left in as good condition as before.

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