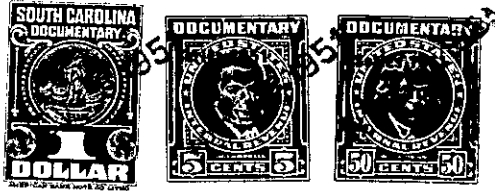


THE STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE.

GREENVILLE CO. S. C.
BOOK 446 PAGE 39
NOV 15 4 49 PM 1951

OLLIE FARNSWORTH
R. M. C.

For True Consideration See Affidavit
Book 15 Page 44



KNOW ALL MEN BY THESE PRESENTS. That I, Hest. 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 me in hand paid at and before the sealing of these presents by Ben J. Trammell, (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 Ben J. Trammell,

all that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina, on King Street between McMakin Drive and Lakeland Drive, in the Thel Y. Perry Sub-Division in the Sans Souci section of Greenville County, about three miles north of the City of Greenville, said lot having the following lines, courses and distances:-

Beginning at an iron pin on the western edge of a five (5) foot sidewalk running along King Street, said pin being the joint front corner of lots numbered seven (7) and eight (8); thence along the western edge of said sidewalk, S. 31-27 E. sixty-five (65) feet, to an iron pin, joint front corner of lots eight (8) and (9); thence along the northern line of lot nine (9), S. 65-46 W., one hundred and eighty-two and five tenths (182.5) feet, to an iron pin, rear corner of lots eight (8) and nine (9); thence along the line of lot six (6), N. 9-29 W., thirty-nine and five tenths (39.5) feet, to an iron pin, joint rear corner of lots five (5) and eight (8); thence along the lines of lots five (5) and seven (7), N. 54-49 E., one hundred and sixty-eight (168) feet, to an iron pin, the beginning corner, said lot being known and designated as lot numbered eight (8) on Plat of said property recorded in the Office of the Register of Mesne Conveyance for Greenville County in Plat Book "B" at page 49, 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 five thousand dollars (\$5,000.00.)

No house shall be erected thereon nearer the western edge of said sidewalk running along King Street than twenty (20) feet.

167-1-40

The above described land is a part of the same conveyed to me by Willie Hayne Perry, et al., on the 30th day of April, 1940, deed recorded in office Register of Mesne Conveyance for Greenville County, in Book 223 Page 162.

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 Ben J. Trammell, his Heirs and Assigns forever.