State of South Carolina, County of Greenville.

(DEED)

KNOW ALL MEN BY THESE PRESENTS, That Riverside land Company of the State aforesaid, in consideration of the sum of Three hundred and fifty dollars (\$350.00) to it paid by J.L. Davis of the Town of Easley in the State, County of Pickens, in the State aforesaid has granted, bargained, sold and released and by these presents does grant bargain, sell and release unto the said J.L. Davis all that lot of land situate in the County of Greenville, State of South Carolina, being a sub-division of the "Riverside" property in the City of Greenville, and delineated upon a plat of survey of said property, which said plat is recorded in the office of the Clerk of the Court of Common Pleas for Greenville County, in plat book A. at page 323, as lot eight (8) and in block "V", fronting on Highlawn Avenue and measureing thereon fifty feet (50') and running back therefrom in parallel lims to a depth of one hundred and twenty-five feet (125') said lot being in shape a rectangle and being bounded as follows: North by said Hughlawn Avenue; East by lot Nine (9), in Block "V" South by an alley-way running East and West through Block V. and West by lot Seven (7) in said Block V.

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 J.L. Davis, his heirs and assigns forever.

And the said Riverside Land Company does hereby bind itsely and its successors to warrant and forever defend all and singular the said premises unto the said J.L. Davis, his hears and assigns, against itself and its successors and all other persons lawfully claiming, or to claim the same or any part thereof.

This conveyance is made subject to the following conditions and restrictions, which shall apply for a period of 21 years from the date of this instrument:

First: That the property herein described is not to be sold, rented or otherwise disposed of, to persons of African Descent.

Second: that no liquor or ardent spirits are to be sold on said property.

Third: That no house shall be built on the property herein described to cost less than Fifteen hundred (\$1,500.00) dollars, but two or more lots may be used for one house. Fourth: That no building shall be erected nearer the Street than the building line shown on said plat, which is ten feet from the Street upon which said property faces.

Fifth: that no use shall be made of said property, or any part thereof, which would constitute a nuisance or injure the value of any of the neighboring lots.

In the event of a violation by the grantee, his heirs or assigns, of the first provision above during the said period of twenty-one years the title to said property shall revert to the grantor, except as against lien, creditors; and in the event of a violation of any of the other provisions above, the grantor shall have the right to enforce the same by proper proceedings-

In witness whereof, the said Riverside Land Company has caused these presents to be signed by its President, and by its Secretary, and its Corporate Seal to be thereto affixed, this 28, day of December, in the year of our Lord, one thousand nine hundred and -and in the one hundred and 34th, year of the Independence of the United States of America.

Signed, sealed and delivered

in the presence of:

P·H· Foster,

L.S. Garlington,

Riverside Land Co.,

By, T.C. Williams, President and G.W. Haltiwanger, Secty.

State of South Carolina, (Probate)

Richland County.

Personally appeared before me P.H. Foster and made oath that he saw the within mamed Riverside Land Company, by its President and its Secretary, sign, seal and as its act and deed deliver the within written deed, and that he with L.S. Garlington in the presence of each other witnessed the execution thereof.

Sworn to before me this

28th, day of December A.D. 1909 E.L. Craig, (L.S)

Notary Public for S.C.

P.H. Foster

Recorded January 29th, 1910.

ND OF DOC.