GILLES, SEARS & SCARBOROUGH CO., CHARLESTON, S. C. 52747

STATE OF SOUTH CAROLINA,
Greenville County.
KNOW ALL MEN BY THESE PRESENTS, That I A Campbell King

in the State aforesaid

In consideration of the sum of Ten

Dollars,

and other valuable consideration

to me paid by Leabrook W Lucas

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 Leabrook W Lucas

all that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina.

Situate on the north side of Prentiss Avenue in the City of Greenville, being the greater part of lot no. 3 Block "E" Eagle Park as shown by plat recorded in plat book "C" page 238 and being more particular described as follows:

Beginning at a point on said Avenue at the joint corner of Lots nos. 2 and 3 and runs thence along said Avenue S. 50-46 E. 60.6 feet; thence N. 34-08 E. 194.8 feet; thence in a straight line in a northeastern direction to the joint corner of lots nos. 2 and 3 where said corner intersects the rear line of lot no. 4; thence S. 31-29 W. 200.6 feet to the beginning corner.

Subject, however, to the following restrictions which are a part of the consideration for this deed and are made for the benefit and protection of the other lots shown on the plat above referred to, which restrictions shall remain effective for a period of twenty years from the date of Deed to C. B. Martin from Eagle Park Company, to-wit:

(1) This property herein conveyed nor any part thereof shall be sold, rented nor otherwise disposed of to negroes.

(2) The said property shall not be used for any unlawful business nor for anything which would constitute a nuisance.

(3) The property herein conveyed shall not be re-cut nor subdivided so as to face any other direction than as shown on said plat.

(4) No building shall be erected upon said property within 25 feet of the present line of Prentiss Avenue.

(5) No building costing less than Twenty-five Hundred ($2500.00) Dollars shall be erected upon said lot other than out buildings appurtenant to a dwelling.

The above described land is a part of the same conveyed to me by Jennie A. Morgan on the 5th day of June 1921 deed recorded in office of Register of Mesne Conveyance for Greenville County, in Book 65, Page 143

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 Leabrook W. Lucas his heirs and assigns forever.

AND I do hereby bind myself, my heirs, executors and administrators to warrant and forever defend all and singular the said premises unto the said Leabrook W Lucas his heirs and assigns, against myself and my heirs, and every other person whomsoever lawfully claiming, or to claim, the same, or any part thereof.

WITNESS my hand and seal, this 15th day of January in the year of our Lord one thousand nine hundred and Twenty six and in the one hundred and forty fifth year of the Sovereignty and Independence of the United States of America.

Signed, Sealed and Delivered in the Presence of:

Alester G. Furman Jr — A. C. King (SEAL.)
Hazel McBride (SEAL.)
(SEAL.)
(SEAL.)
(SEAL.)

S. C. Revenue Stamps Cancelled, $ 6 and 50 Cents.
U. S. Revenue Stamps Cancelled, $ 13 and 00 Cents.

STATE OF SOUTH CAROLINA,
Greenville County.

PERSONALLY appeared before me Hazel McBride and made oath that she saw the within named A. Campbell King sign, seal, and as his act and deed, deliver the within written Deed; for the uses and purposes herein mentioned, and that she, with Alester G. Furman Jr witnessed the execution thereof.

SWORN to before me, this 15th day of January A. D. 1926.
Alester G. Furman Jr (L. S.)
Notary Public for S. C.

Hazel McBride

STATE OF SOUTH CAROLINA,
Greenville County.

RENUNCIATION OF DOWER.

I, Alester G. Furman Jr, a Notary Public, do hereby certify unto all whom it may concern, that Mrs. Greta G. King the wife of the within named A. Campbell King did this day appear before me, and upon being privately and separately examined by me, did declare that she does freely, voluntarily and without any compulsion, dread or fear of any person or persons whomsoever, renounce, release, and forever relinquish unto the within named Leabrook W Lucas his heirs and assigns, all her interest and estate, and also all her right and claim of Dower of, in, or to all and singular the premises within mentioned and released.

GIVEN under my hand and seal, this 15th day of January Anno Domini 1926.
Alester G. Furman Jr (L. S.)
Notary Public for S. C.

Greta G King

Recorded Jan 19th at 4:20 P.M. 1926