

MAY 24 2 35 PM 1948

THE STATE OF SOUTH CAROLINA,  
COUNTY OF GREENVILLE.

OLIE FARNSWORTH  
R. M. C.

For True Consideration See Affidavit  
Book 11 Page 96

KNOW ALL MEN BY THESE PRESENTS, That I, Hext. M. Parry, Trustee, of the  
County of Greenville,  
in the State aforesaid, in consideration of the sum of ten dollars (\$10.00.) and other valu-  
able considerations,  
to \_\_\_\_\_ in hand paid at and before the sealing of these presents  
by Robert P. Ashmore,  
(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 Robert P. Ashmore,

all that piece, parcel or lot of land in -----Greenville----- Township, Greenville-----  
County, State of South Carolina, at the northeast corner of the intersection of Darlington  
Avenue and Dykeson Avenue, in the Sans Souci section of Greenville County, about  
two miles north of the City of Greenville, said lot having the following lines,  
courses, and distances:-

Beginning at an iron pin on the northern edge of a five (5) foot sidewalk  
running along Darlington Avenue, said pin being the joint front corner of lots  
numbered thirteen (13) and fourteen (14), and running thence along the northern  
edge of said sidewalk, S. 43-0 W., sixty (60) feet to an iron pin on the eastern  
edge of a five (5) foot sidewalk running along Dykeson Avenue; thence along the  
eastern edge of said sidewalk, N. 78-30 W., one hundred and four tenths (100.4)  
feet to an iron pin, joint corner of lots thirteen (13) and twenty-eight (28);  
thence along the southern line of lot twenty-eight (28), N. 18-57 E., fifty-nine  
and two tenths (59.2) feet to an iron pin; thence along the southern line of  
lot twenty-eight (28), N. 43-0 E. sixty (60) feet to an iron pin, joint rear  
corner of lots thirteen (13) and fourteen (14); thence along the western line  
of lot fourteen (14), S. 47-0 E., one hundred and ten (110) feet to an iron pin  
on the northern edge of said sidewalk running along Darlington Avenue, the be-  
ginning corner, said lot being known and designated as lot numbered thirteenth  
(13) on Plat of said property recorded in the Office of the Register of Mesne  
Conveyance for Greenville County in Plat Book "R" at page 127, 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 northern edge of said  
sidewalk running along Darlington Avenue than ~~twenty~~ twenty (20) feet.
- (4) Said property shall not be sold to any person of African descent.