

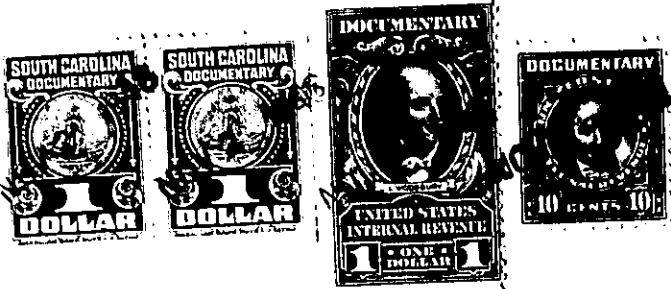
THE STATE OF SOUTH CAROLINA,
COUNTY OF Greenville.

FILED
GREENVILLE CO. S. C.

NOV 2 4 46 PM 1948

OLLIE FARNSWORTH
R. M. C.

For True Consideration See Affidavit
Book 11 Page 229



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

all that piece, parcel or lot of land in ----- Greenville ----- Township, Greenville -----
County, State of South Carolina, on Darlington Avenue between Ethelridge Drive and Berk-
ley Avenue, in the Sans Souci section of Greenville County, 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 four (4) and five (5), and running thence along the northern edge of
said sidewalk, S. 43-0 W., sixty (60) feet, to an iron pin, joint corner of lots
three (3) and four (4); thence along the eastern line of lot three (3), N. 47-
0 W., one hundred and sixty-one and one tenth (161.1) feet, to an iron pin, joint
rear corner of lots three (3) and four (4); thence along the rear lines of lots
twenty-one (21) and twenty-two (22), N. 26-43 E., sixty-two and five tenths (62.5)
feet, to an iron pin, joint rear corner of lots four (4) and five (5); thence
along the western line of lot five (5), S. 47-0 E., one hundred and seventy-nine
and four tenths (179.4) feet, to an iron pin, the beginning corner, said lot be-
ing known and designated as lot numbered four (4) on Plat of said property re-
corded in the Office of the Register of Mesne Conveyance for Greenville County in
Plat Book "Q" at page 25, 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.).
- (3) No house shall be erected thereon nearer the northern edge of said
sidewalk running along Darlington Avenue than twenty (20) feet.
- (4) Said property shall not be sold to any person of African descent.

169-7-18