

FILED GREENVILLE CO. S. C. VOL 13880 PAGE 423

The State of South Carolina, }
COUNTY OF GREENVILLE

JUL 5 11 49 AM 1949

OLLIE FARNSWORTH
R. M. C.



KNOW ALL MEN BY THESE PRESENTS, That MARSMEN, INC.,

a corporation chartered under the laws of the State of South Carolina
and having its principal place of business at
Greenville in the State of South Carolina for and in consideration
of the sum of FIVE HUNDRED NINETY-FIVE (\$595.00) Dollars,

to it in hand duly paid at and before the sealing and delivery of these presents by the grantee
hereinafter named (the receipt whereof is hereby acknowledged), has granted, bargained, sold and
released, and by these presents does grant, bargain, sell and release unto Ernest L.
Underwood and Essie Underwood, Their Heirs and Assigns forever, all
that certain piece, parcel or lot of land in Gantt Township, Green-
ville County, State of South Carolina, being known and designated
as lot No. 254 of Augusta Acres, property of Marsmen, Inc., Plat of
which is recorded in the R.M.C. Office for Greenville County, in
Plat Book "S", page 201, and having, according to said Plat, the
following metes and bounds, to-wit:

BEGINNING at an iron pin on the East side of Chatham Drive, joint
corner of lots Nos. 254 and 255, and running thence with Chatham
Drive, N. 8-13 W., 76 feet to an iron pin; thence in a curved line,
N. 36-34 E., 35.4 feet to an iron pin on the South side of Meadors
Avenue; thence with Meadors Avenue, N. 79-25 E., 119.6 feet to an
iron pin; thence still with Meadors Avenue, N. 65-23 E., 68.2 feet
to an iron pin; thence still with Meadors Avenue, N. 56-30 E.,
48.5 feet to an iron pin, joint corner of lots 254 and 265; thence
with line of lot No. 265, S. 3-57 E., 145.3 feet to an iron pin, joint
corner of lots Nos. 254 and 255; thence with line of lot 255,
S. 81-47 W., 243 feet to an iron pin on the East side of Chatham
Drive, the beginning corner. Subject to recorded rights-of-way.
GRANTES to pay 1949 taxes.

This property is conveyed subject to the following restrictions and
conditions: Said property to be used for residential purposes only;
no residence shall be built thereon costing less than \$5,000.00;
no building to be erected nearer than 30 feet to Chatham Drive;
said property is not to be re-cut or subdivided so as to face any
direction other than Chatham Drive; no part of said property to be
sold, rented or otherwise disposed of to any person of African
descent.