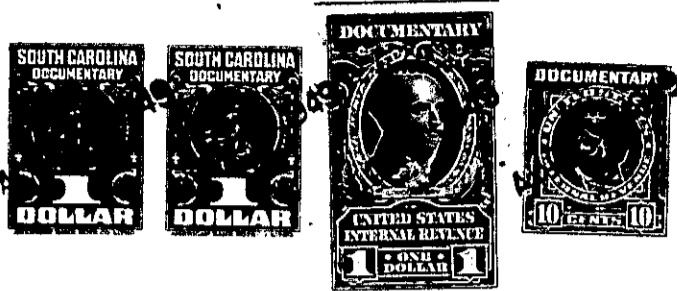


THE STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE.

For True Consideration See Affidavit
Book 12 Page 97

FILED
GREENVILLE CO. S. C.
AUG 3 1 31 PM 1949
OLLIE FARNSWORTH
R. M. C.



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 valuable considerations, to Meredith E. Gentry and Mable Gentry, (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 Meredith E. Gentry and Mable Gentry,

all that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina, at the southeast corner of the intersection of Darlington Avenue and Dykeson Avenue, in the Mans Mouch 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 southern edge of a five (5) foot sidewalk running along Darlington Avenue, said pin being the joint front corner of lots numbered eleven (11) and twelve (12); and running thence along the western line of lot eleven (11), S. 47-00 W., one hundred and forty-one (141) feet, to an iron pin, joint rear corner of lots eleven (11) and twelve (12); thence along the rear line of lot one (1), S. 43-0 W., sixty-three and five tenths (63.5) feet, to an iron pin on the eastern edge of a five (5) foot sidewalk running along Dykeson Avenue, joint corner of lots one (1) and twelve (12); thence along the eastern edge of said sidewalk, N. 47-0 W., one hundred and forty-one (141) feet to an iron pin on the southern edge of said sidewalk running along Darlington Avenue; thence along the southern edge of said sidewalk, N. 43-0 E., sixty-three and five tenths (63.5) feet, to an iron pin, the beginning corner, said lot being known and designated as lot numbered twelve (12) 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 southern 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.

16-1-2