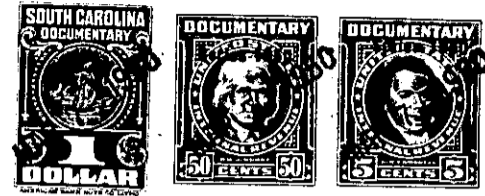


State of South Carolina,

County of GREENVILLE.



KNOW ALL MEN BY THESE PRESENTS That CONYERS & GOWER, 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 and No/100-----
 -----(\$500.00)-----dollars.

to it in hand duly paid at and before the sealing and delivery of these presents by the grantee(s) 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 Philip P. Carr and Clarence B. Jones, their heirs and assigns, forever:

All that certain piece, parcel or lot of land situate, lying and being on the Southeast side of Carolina Avenue in that area recently annexed to the City of Greenville, in Greenville County, South Carolina, being shown as Lot 12, Block J, Section 5, on Plat of East Highlands Estates, made by Dalton & Neves, Engineers, February 1941, recorded in the R. M. C. Office for Greenville County, S. C., in Plat Book "K", at pages 79 and 80, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Southeast side of Carolina Avenue at joint front corner of lots 11 and 12, Block J, and running thence with the line of Lot 11 S 45-58 E 168.6 feet to an iron pin; thence S 66-06 W 91.5 feet to an iron pin; thence with the line of Lot 13 N 33-53 W 144.1 feet to an iron pin on the Southeast edge of Carolina Avenue; thence along Carolina Avenue following the curve thereof (the chord being N 50-54 E 55 feet) to the beginning corner.

This property is subject to an easement five (5) feet in width across the rear for public utilities all of which is more particularly shown on the plat above.

This property is conveyed subject to the following building restrictions:

- (1) The lot herein conveyed shall be used for residential purposes only.
- (2) No residence shall be erected on said lot costing less than \$4,000.00.
- (3) The building line as shown on the recorded plat and also other restrictions shown on said plat are to be strictly adhered to.

Grantees to pay 1950 taxes.

264-9-12