

THE STATE OF SOUTH CAROLINA,
COUNTY OF Greenville.

Per True Con. Book 15 Page 140

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, Dollars to me in hand paid at and before the sealing of these presents by Marion A. Miller, (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 Marion A. Miller,

all that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina, on Berkley Avenue between the Franklin Road and Darlington Avenue, in the Ethel Y. Perry Sub-Division, situate in the Janx Jouci section of Greenville County about three miles north of the city of Greenville, said lot being known and designated as lot numbered eighteen (18) 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, and said Plat is hereby referred to and made a part hereof, 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 Berkley Avenue, said pin being the joint front corner of lots numbered eighteen (18) and nineteen (19); thence along the southern edge of said sidewalk, S. 80-52 E., ninety-five (95) feet, to an iron pin, joint corner of lots seventeen (17) and eighteen (18); thence along the rear lines of lots 14, 15, 16 and 17, S. 43-0 W., one hundred sixty-two (162) feet, more or less, to the iron pin, rear line of lot eighteen (18) and nineteen (19); thence along the eastern line of lot nineteen (19), N. 8-53 E., one hundred and thirty-five and nine tenths (135.9) feet, to an iron pin, the beginning corner.

This 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 years:-

Said property shall be used for residential purposes only.

No residence shall be erected thereon at a cost of less than four thousand dollars (\$4,000.00.).

No building shall be erected thereon nearer the southern edge of said sidewalk running along Berkeley Avenue than twenty (20) feet.

169-10-12

The above described land is a part of the same conveyed to me by Willie Hayne Perry, et al., on the first day of December, 19 45, deed recorded in office Register of Mesne Conveyance for Greenville County, in Book 283 Page 375.

TOGETHER with all and singular the Rights, Members, Hereditaments and Appurtenances to the said Premises belonging, or in anywise incident or appertaining.

TO HAVE AND TO HOLD all and singular the Premises before mentioned unto the said Marion A. Miller, his Heirs and Assigns forever.