STATE OF SOUTH CAROLINA, }

County of Greenville.

KNOW ALL MEN BY THESE PRESENTS, That ... Laurens Road Development Company,

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 ... Two Hundred (1200.00) ... 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

M. G. Pearson and Bessie Pearson, their heirs and assigns:

All that certain piece, parcel or lot of land situate about 2½ miles southeast of the City of Greenville, State and County aforesaid, lying east of the Laurens Road, on the west side of Ridgeway Drive, known and designated as Lot 183, on plat of East Lynne Addition, and having, according to said plat, which is recorded in the R. M. C. Office for Greenville County, in Plat Book H, at page 220, the following metes and bounds, to-wit:-

Beginning at an iron pin on the west side of Ridgeway Drive, at the joint corner of lots 182 and 183, and running thence with the joint line of said lots, N. 69-42 W. 146.1 feet to an iron pin; thence with the joint line of Lots 162 and 183, N. 17-50 E. 50.05 feet to an iron pin; thence with the joint line of Lots 183 and 184, S. 69-42 E. 143.2 feet to an iron pin on the west side of Ridgeway Drive; thence with the west side of said Ridgeway Drive, S. 14-31 W. 50.25 feet to the beginning corner.

This lot is conveyed subject to the following building restrictions:

(1) The lot herein conveyed shall never be sold, rented or otherwise disposed of to negroes or persons of African descent.

(2) The lot herein conveyed shall be used exclusively for residential purposes.

(3) No residence shall be erected on said lot costing less than One Thousand ($1,000.00) Dollars.

(4) The building line as shown on the recorded plat and the other restrictions shown on said plat are to be strictly adhered to.