

STATE OF SOUTH CAROLINA,
Greenville County.

KNOW ALL MEN BY THESE PRESENTS, That we, Robert J. Edwards and Vance Edwards as Committee for James M. Edwards

in the State aforesaid

in consideration of the sum of Fourteen Hundred (\$1400.00)

DOLLARS,

to us paid by W. G. Raines

in the State aforesaid, (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 W. G. Raines and his heirs and assigns

All that piece, parcel or lot of land in Chick Springs Township, Greenville County, State of South Carolina.

on the Northwestern side of Super Highway #29, containing 2.40 acres, and having according to plat of the same made by R. E. Dalton, Engineer in 1938, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Northwestern side of Super Highway No. 29, at corner of property now owned by W. G. Raines, and running thence along the Northwestern side of the right-of-way of said highway N. 43-12 E. 224.1 feet to a stake, corner of property heretofore sold to C. W. Gray; thence with the line of Gray property N. 46-48 W. 437.6 feet to a stake in line of property, now or formerly owned by Mrs. Thad Green; thence with the line of said property S. 65-27 W. 243.3 feet to a stake at the corner of property now owned by Raines; thence with the line of the Raines property S. 46-48 E. 510.6 feet to the point of beginning.

It is understood and agreed that this conveyance is made subject to the following restrictions, which are a part of the consideration thereof and that the same are for the benefit of the grantee, the grantors and other persons owning property in the same vicinity.

(1) That no part of said property shall be used for other than residential purposes for white people only, and that no dwelling shall be erected thereon costing less than \$4500.00.

(2) That no part of said property shall be sold, rented or otherwise disposed of to persons of African Descent.

(3) That no filling station, tourist or trailer camp, public dance hall, or similar amusement place, which would constitute a nuisance, shall ever be constructed upon any portion of said property.

This conveyance is executed pursuant to authority contained in a decree signed by Hon. J. Robert Martin, Jr., dated April 1944, filed as a part of Judement Roll E.-7242 in the office of Clerk of Court for Greenville County.