

There is also given, granted and conveyed to the said Ruth K. Wick her heirs and assigns a right to use the roadway continuing from the roadway shown on the plat above described property in a westerly direction across the property of Julian Calhoun to the intersection of said road with U. S. Highway # 176, which roadway is to be used in common with Julian Calhoun and his heirs and assigns as a roadway of ingress, egress, and egress by the said Ruth K. Wick, her heirs and assigns, from said highway unto her property, said roadway being 20 feet in width.

The said Julian Calhoun does for himself and his heirs, assigns, reserve a roadway across the property above conveyed so called, which roadway is 20 feet in width and the center line thereof is as follows:

beginning at an iron pin in the center of said line of section line of the property above conveyed as shown on the plat referred to aforesaid, and running thence North 39 deg. West 120 feet; thence South 81 deg. West 276 feet, thence South 61 deg. West 20 feet to the center line of the property herein conveyed to Ruth K. Wick.

Said property is also sold subject to the following covenants. The property above conveyed shall be used only for residential purposes and no building shall be erected thereon except for residential buildings and necessary service buildings. No building shall be constructed nearer than 100 feet to the dividing lines on the east, south, and western boundary lines of said property. The said Julian Calhoun further covenants and agrees that neither he nor his heirs and assigns will erect any building on the property on the east and west side of the property above conveyed nearer than 100 feet of the boundary lines of the property above conveyed to Ruth K. Wick. The said Julian Calhoun who conveys to and agrees that when the property on the east side of the property herein conveyed to Ruth K. Wick is conveyed by said Julian Calhoun, the immediate tracts adjoining this property and so conveyed will be restricted for residential use only.

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 said Premises before mentioned unto the said Ruth K. Wick

and her Heirs and Assigns forever