

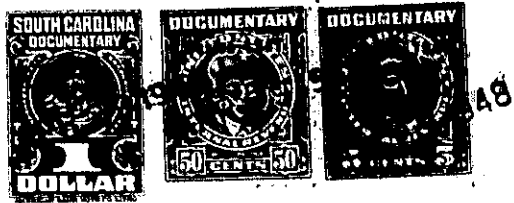
THE STATE OF SOUTH CAROLINA,  
COUNTY OF Greenville.

FILED  
GREENVILLE CO. S. C.

APR 29 9 04 AM 1948

OLLIE FARNSWORTH  
R. M. C.

For True Consideration See Affidavit  
Book 11 Page 76



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 \_\_\_\_\_ in hand paid at and before the sealing of these presents  
by C. D. Byers, \_\_\_\_\_  
(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 C. D. Byers, \_\_\_\_\_

all that piece, parcel or lot of land in \_\_\_\_\_ Greenville --- Township, Greenville \_\_\_\_\_  
County, State of South Carolina, on Paris Mountain Avenue between Beacon Street and the  
Franklin Road, in the Sans Bouci section of Greenville County, about two miles  
north of the city of Greenville, 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 Paris Mountain Avenue, said pin being the joint front corner of  
lots numbered sixteen (16) and seventeen (17); thence along the western line of  
lot seventeen (17), S. 6-10 E., one hundred and eighty-four ~~xxx~~ (184) feet to  
an iron pin, rear corner of lots sixteen (16) and seventeen (17); thence along  
the rear line of lot seven (7), S. 80-0 W., seventeen and eight tenths (17.8)  
feet to an iron pin; thence in a direct line one hundred and eighty-four (184)  
feet, more or less to an iron pin in the middle of the front of lot sixteen, on  
the southern edge of said sidewalk running along Paris Mountain Avenue; thence  
along the southern edge of said sidewalk, N. 84-28 E., thirty (30) feet, to an  
iron pin, the beginning corner, said lot being the eastern half of lot sixteen  
(16), as shown on Plat of said property recorded in the Office of the Register  
of Mesne Conveyance for Greenville County in Plat Book "I" at page 150, which  
plat is hereby referred to and made a part hereof.

Said 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 (25) years from the date  
hereof:-

- (1) Said property shall be used for residential purposes only.
- (2) No residence shall be erected thereon at a cost of less than  
three thousand dollars (\$3,000.00.).
- (3) No house shall be erected thereon nearer the southern edge of  
said sidewalk running along Paris Mountain Avenue than twenty (20) feet.
- (4) Said property shall not be sold to any person of African descent.