

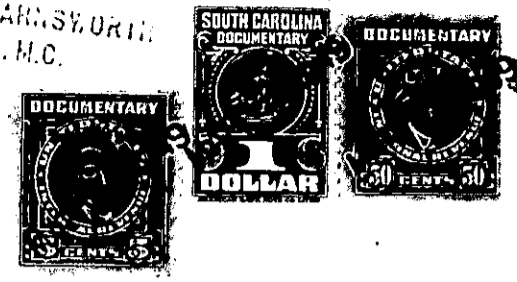
GREENVILLE CO. S. C.

THE STATE OF SOUTH CAROLINA,  
COUNTY OF GREENVILLE.

MAR 19 11 23 AM 1949

ALLIE FARMSTORCH  
R.M.C.

For True Consideration See Affidavit  
Book 12 Page 13



KNOW ALL MEN BY THESE PRESENTS. That I, Hest 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, to C. H. Alexander and Pauline M. Alexander, (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. H. Alexander and Pauline M. Alexander,

all that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina, on Ethelridge Drive between Beacon Street and Darlington Avenue, in the Sans Jouci section of Greenville County, about two miles north of the City of Greenville, said lot having the following lines, courses and distances, to wit:-

Beginning at an iron pin on the southern edge of a five (5) foot sidewalk running along Ethelridge Drive, said pin being the joint front corner of lots numbered fifteen (15) and sixteen (16); thence along the southern edge of said sidewalk, N. 84-28 E., sixty (60) feet, to an iron pin, joint front corner of lots fourteen (14) and fifteen (15); thence along the western line of lot fourteen (14), S. 5-35 E., one hundred and ten (110) feet, to an iron pin, joint rear corner of lots fourteen (14) and fifteen (15); thence along the rear line of lot nine (9), S. 84-28 N., sixty (60) feet, to an iron pin, joint rear corner of lots fifteen (15) and sixteen (16); thence along the eastern line of lot sixteen (16), N. 5-35 W., one hundred and ten (110) feet, to an iron pin, the beginning corner, said lot being known and designated as lot numbered fifteen (15) on Plat of said property recorded in the Office of the Register of Deeds Conveyance for Greenville County in Plat Book "2" at page 25, 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 is to be used for residential purposes only.
- (2) No residence shall be erected thereon at a cost of less than four thousand dollars (\$4,000.00.).
- (3) No house shall be erected thereon nearer the southern edge of said sidewalk running along Ethelridge Drive than twenty (20) feet.
- (4) Said property shall not be sold to any person of African descent.

169-7-7