

FILED  
GREENVILLE G. S. S.

THE STATE OF SOUTH CAROLINA,  
COUNTY OF GREENVILLE.

OCT 31 10 13 AM 1952

OLLIE FARNWORTH  
R. M. C.

File Consideration See Address  
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KNOW ALL MEN BY THESE PRESENTS. That.....I, Hext. H. Perry, Trustee, of...  
the County of Greenville,  
in the State aforesaid, in consideration of the sum of... ten dollars. (\$10.00) and other valu-  
able considerations, ~~to~~  
to.....me..... in hand paid at and before the sealing of these presents  
by... Furman Breazeale,  
(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... Furman Breazeale,

all that piece, parcel or lot of land in Greenville Township, Greenville  
County, State of South Carolina, on Dukeland Drive between Christopher Street and Merri-  
weather Street, in the Ethel Y. Perry Sub-Division in the Sans Pouci Section of  
Greenville County, about three miles north of the City of Greenville, said lot  
being known and designated as lot numbered fifty-one (51) on Plat of said prop-  
erty recorded in the Office of the Register of Mesne Conveyance for Greenville  
County in Plat Book "BB" at page 39, which Plat is hereby referred to and made a  
part hereof, and the said lot has the following lines, courses and distances:-

Beginning at an iron pin on the northern edge of a three (3) foot sidewalk  
running along Dukeland Drive, said pin being the joint front corner of lots ~~forty~~  
fifty (50) and fifty-one (51); thence along the northern edge of said sidewalk,  
S. 54-18 W., fifty (50) feet, to an iron pin, joint front corner of lots fifty-  
one (51) and fifty-two (52); thence along the eastern line of lot fifty-two (52),  
N. 35-42 W., one hundred and twenty-six (126) feet, to an iron pin, rear corner  
of lots fifty-one (51) and fifty-two (52); thence N. 45-06 E., fifty and five  
tenths (50.5) feet, to an iron pin, rear corner of lots fifty (50) and fifty-one  
(51); thence along the western line of lot fifty (50), S. 35-42 E., one hundred  
and thirty-four (134) feet, to an iron pin the beginning corner.

This property is in a restricted district, and is sold subject to the fol-  
lowing 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 four  
thousand dollars (\$4,000.00.).
- (3) No house shall be erected thereon nearer the northern edge of said  
sidewalk running along Dukeland Drive than twenty (20) feet.

The small strip across the rear of said lot used to straighten the creek  
is excepted from the above description, and this lot goes to the middle of the  
creek or the thread thereof.

166-1-17

