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Greater Raleigh Land Company, & John T. Pullen, Tr.
to J. A. Scott.

NORTH CAROLINA, WAKE COUNTY.

T_H_I_S D_E_E_D, made this 1st day of January, 1909 by the Greater Raleigh Land Company, a corporation duly created and existing under the laws of the State of North Carolina and John T. Pullen, Trustee, parties of the first part, to J. A. Scott of Wake County North Carolina party of the second part:

W_I_T_N_E_S_S_E_T_H: That the parties of the first part for and in consideration of the sum of Four Hundred & Fifty (\$450.00) Dollars, to them in hand paid by the party of the second part, receipt of which is hereby acknowledged, has given, granted, bargained and sold, and by these presents do give, grant, bargain, sell and convey unto the said party of the second part, his heirs and assigns, a certain lot or parcel of land lying and situated within the corporate limits of Raleigh, Raleigh Township, Wake County, being Lot 150, as described and contained in a certain map made by Kelsey & Guild, which map is to be recorded in Book of Maps 1885, Page...., of Wake County, in the office of the Register of Deeds of said County, and the lot being more particularly described as follows: BEGINNING at an iron pipe on the west side of Boylan Avenue between Cabarrus and Lenoir streets, said pipe being the Southeast corner of Lot No. 151 sold to W. R. Smith, thence along Smith's line 148.3 feet to an iron pipe on the East side of the alley (Southwest corner of Lot No. 151) thence Southwardly along East side of alley on a slight curve 60 feet to an iron pipe (Northwest corner of Lot No. 149); thence along the line of Lot No. 149, 147.8 feet to an iron pipe on the west side of Boylan Avenue (Northeast corner of Lot No. 149); thence Northwardly along the west side of Boylan Avenue on a slight curve 61 feet to the beginning. And it is stipulated by the party of the second part, his heirs and assigns as a part of the consideration, and as an inducement to the execution of this deed by the parties of the first part, as follows:

1st. That no dwelling-house shall be constructed or maintained on the premises of a less value than \$2,000 Dollars.

2nd. That no dwelling, other than residences, except barns, stables, or out-buildings used for domestic purposes solely shall be built on said land, unless by written consent given by the Greater Raleigh Land Company.

3rd. That no part of any structure built upon the premises shall be nearer the front line thereof than 20 feet.

4th. That when any dwelling house is built upon the premises, it shall be connected, at the expense of the owner, with the common sewer.

5th. That no pigs or hogs shall be kept upon the premises in any manner whatsoever.

6th. That the premises shall not be occupied by negroes or persons of mixed or negro blood; provided, that this shall not be construed to prevent the living upon the premises of any negro servant, whose time is employed for domestic purposes by the occupants of the dwelling houses.

7th. All covenants binding upon the party of the second part, except the sixth covenant, concerning the occupation by negroes, shall conclude and expire January 1st, 1920; and that all covenants on the part of the party of the second part shall be covenants running with the land.

All agreements shall bind the heirs, executors, administrators, assigns and successors of the parties of the first and second parts.

T_O H_A_V_E A_N_D T_O H_O_L_D the aforesaid tract or lot of land, with all privileges and appurtenances thereto belonging or appertaining, to him the said party of the second part, his heirs and assigns, to his only use and behoof forever.

John T. Pullen, Trustee, hereby joins in the execution of this deed for the purpose of witnessing his consent to this conveyance as Trustee, and the said Greater Raleigh Land Company hereby covenants to and with said party of the second part, his heirs and assigns, that it is seized of said premises in fee and have a good and lawful right to convey the same in fee simple; that the same are free and clear from all incumbrances and that it will forever warrant and defend the title to the same against the lawful claims of all persons whomsoever.

I_N T_E_S_T_I_M_O_N_Y W_H_E_R_E_O_F, the said Greater Raleigh Land Company has caused these presents to be signed in its name by its President and attested by its Secretary and its corporate seal to be hereto affixed, all by order of its Board of Directors, and John T. Pullen Trustee, has hereunto set his hand and affixed his seal all on this the day and year first above written.

(Corporate Seal) Attest J. D. Turner.

GREATER RALEIGH LAND COMPANY.
By F. K. Ellington, President.
JOHN T. PULLEN, Trustee (seal)

NORTH CAROLINA, Wake County.

On this 2nd day of Jan. A. D. 1909, personally came before me J. L. Skinner Notary Public in and for the County of Wake, State of North Carolina, J. D. Turner Secretary of the Greater Raleigh Land Company, who being by me duly sworn says that he knows the common seal of the Greater Raleigh Land Company, and that he is acquainted with F. K. Ellington, who is the President of the Greater Raleigh Land and that he, the said J. D. Turner is the Secretary of the said Greater Raleigh Land Company, and saw the said F. K. Ellington, President as aforesaid, affix said seal to the foregoing instrument and also saw him, the said F. K. Ellington, President sign the said instrument and that he, the said J. D. Turner, Secretary, became a subscribing witness to and attested the said instrument in the presence of said F. K. Ellington, President aforesaid. And I do further certify that John T. Pullen Trustee, personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and Notarial Seal this 2 day of Jan., 1909.
(Notarial Seal) Com. exp. Oct. 12, 1909 J. L. SKINNER Notary Public.

NORTH CAROLINA, Wake County.

The foregoing certificate of J. L. Skinner a Notary Public of Wake County, said state is adjudged to be correct. Let the instrument with the certificates be registered. Witness my hand this 9th day of Feb. 1909.

VITRUVIUS ROYSTER, Deputy Clerk Superior Court.

Filed for registration at 6 o'clock P. M. Feb. 9, 1909, and registered in the office of Register of Deeds for Wake County in Book 235 page 395, Feb. 15, 1909.

Bernard
Register of Deeds.