

WITNESS the following signature and seal.

J. W. Hildebrand (SEAL)

STATE OF VIRGINIA,

COUNTY OF ALBEMARLE, TO-WIT:

I, Nancy H. Wade, a Notary Public in and for the County of Albemarle aforesaid, in the State of Virginia, do certify that J. W. Hildebrand, a widower, whose name is signed to the foregoing writing, bearing date on the 18th day of December, 1946, has acknowledged the same before me in my County and State aforesaid.

Given under my hand, this 18th day of December, 1946.

My commission expires on the 25th day of July, 1950.

Nancy H. Wade, Notary Public.

VIRGINIA,

IN THE CLERK'S OFFICE OF ALBEMARLE CIRCUIT COURT, JANUARY 4, 1947.

This deed was presented to me in said office and with certificate annexed admitted to record at 12:15 P. M. & \$1.65 Stamp Affixed.

Teste:

Eva W. Maupin, Clerk.

THIS DEED, made this 17th day of December, 1946, between S. W. Barnes S. W. Barnes, a widower, party of the first part, and Walter N. Gentry, party of the second part,

W I T N E S S E T H:

That for and in consideration of \$750.00, receipt of which is hereby acknowledged, S. W. Barnes grants, bargains, sells and conveys with general warranty of title unto Walter N. Gentry, all those two certain lots of land at Crozet in Albemarle County, Virginia, designated as lots 17 and 18, plat of Hugh F. Simms & Son, C. L. S's dated December, 1946 and attached hereto as a part of this deed, being part of the land conveyed to Ethel B. Barnes by Hugh T. Wiley and wife by deed dated January 20th, 1944 and recorded in the Clerk's Office of the Circuit Court of Albemarle County in D. B. 259, p. 109, and being also a part of the land devised to S. W. Barnes by Ethel B. Barnes by will probated in said Clerk's Office October 25th, 1944 and spread in W. B. 37, p. 275. Reference is made to said deed and plat for a more complete description of the said lots.

Said lots are conveyed subject to the following restrictions:

1. That for a period of twenty years from January 1st, 1947, said lots shall be used for residential purposes and shall be used for no other purposes except with the written consent of S. W. Barnes or his

Exd.

To B/S
Walter N. Gentry
Fee \$1.75
Tax .96
Tran 1.00
Plat 2.00
Pd. \$5.71

Mailed to
Walter Gentry
Crozet
Jan 7, 1947

112

assigns first obtained.

2. Said lots shall not be sold, leased to or occupied by a person of Negro race, but this shall not be construed to prohibit the keeping of Negro Servants on the property.

3. No buildings costing less than \$4,000.00 except the usual and necessary outbuildings used in connection with the residence, shall be erected on said land.

4. No nuisance shall be maintained on said property.

S. W. Barnes covenants with Walter N. Gentry that he has the right to convey said land to the grantee; that the grantee shall have quiet possession of said land, free from all encumbrances; that he has done no act to encumber said land; and that he will execute such further assurances of said land as may be requisite.

WITNESS the following signature and seal.

S. W. Barnes (SEAL)

STATE OF VIRGINIA,

COUNTY OF ALBEMARLE, TO-WIT:

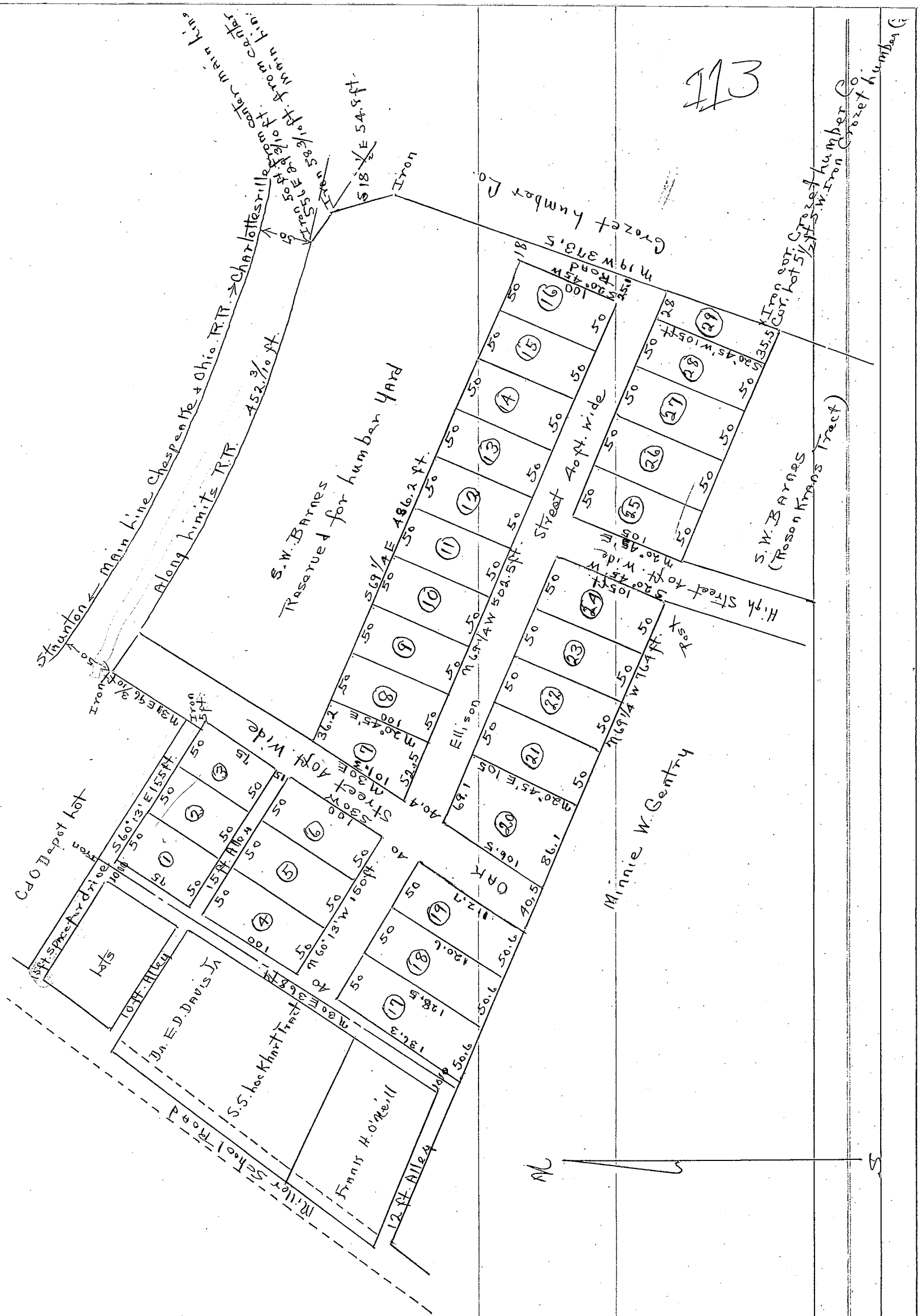
I, Frances O'Neill, a Notary Public for the County aforesaid, in the State of Virginia, do hereby certify that S. W. Barnes, whose name is signed to the foregoing writing bearing date on the 17th day of December, 1946, has acknowledged the same before me in my County and State aforesaid.

Given under my hand this 18th day of December, 1946.

My commission expires September 1, 1948.

Frances O'Neill, Notary Public.

(See Plat on Next Page)



Plat of lots situated at Crozet, Albemarle, Co., Va. The
 Property of Silas W. Barnes. Scale 1" = 100' All angles based on line
 Bearing N 69 1/4 W Adjoining Gentry & Rosenkrans Tract. December 1946.
 Hugh F. Simms & Son, C. L. S.'s
 VIRGINIA,

IN THE CLERK'S OFFICE OF ALBEMARLE CIRCUIT COURT, JANUARY 6, 1947.

This deed was presented to me in said office and with certificate annexed
 admitted to record at 11:00 A. M. & \$1.10 Stamp Affixed & Plat Attached.

Teste:

Eva W. Mangin

, Clerk