

THE STATE OF SOUTH CAROLINA,

COUNTY OF GREENVILLE.

KNOW ALL MEN BY THESE PRESENTS, That

J. Ed. Hart

In the State aforesaid,

in consideration of the sum of

Ten (\$10.00) DOLLARS,

and other valuable consideration,

to *me*

in hand paid

at and before the sealing of these presents by *Louis M. Walker*

(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

Louis M. Walker.

All that certain lot or parcel of land situated lying and being in the city of Greenville, County and State aforesaid on the north side of Harcourt and being known and designated as Part of Lot # 12 as shown on a Plat of Harcourt recorded in the P. M. L. office for Greenville County in Plat Book F, at Page 284, having according to said Plat the following metes and bounds, to-wit:

Beginning at an iron Pin on the north side of Star Court, joint corner of Lots nos. 11 and 12 and running thence with joint line of said Lots N. 17-58 E. 149.4 feet to an iron Pin; thence N. 72-02 W. 63 feet to an iron Pin; thence S. 17-58 W. 149.4 feet to an iron Pin on Harcourt; thence with said Harcourt S. 72-02 E. 63 feet to the Point of beginning.

Said lot is composed of parts of land conveyed to me by J. L. Keys and W. L. Cleveland.

Right of way two feet in width at the rear of said lot is reserved for the erection of telephone and electric light poles.

TOGETHER with, all and singular, the rights, members, hereditaments and appurtenances to the said premises belonging, or in anywise incident or appertaining, TO HAVE AND TO HOLD, all and singular, the said premises before mentioned, unto the said *Louis M. Walker, her*

heirs and assigns, forever. Subject to the following restrictions, which are hereby declared to be exclusively for the benefit of all Persons owning lots on the Plat above referred to: (1) The Property shall never be sold, leased, or otherwise disposed of to Persons having a Percentage of Negro blood. (2) No building shall be erected on said lot nearer to Harcourt than thirty feet and only one dwelling shall be erected on said lot. Except one tenant house may be placed on the rear of said lot. (3) The Property shall be used exclusively for white residential purposes and no filling station, store or apartment house shall ever be placed on said premises.

AND *myself and my* heirs, executors and administrators, to warrant and forever defend, all and singular, the said premises unto the said *Louis M. Walker*

her heirs and assigns, against *myself* and

my heirs, and against every person whomsoever lawfully claiming, or to claim the same, or any part thereof.

WITNESS *my* hand and seal, this *17th* day of *August* in the year of our Lord one thousand nine hundred and *Twenty-seven* and in the one hundred *fifty-second* year of the Sovereignty and Independence of the United States of America.

Signed, sealed and delivered in the presence of

Roy H. Bogeman
Annie E. Bradley

J. Ed. Hart (L. S.)

(L. S.)

(L. S.)

(L. S.)

U. S. Stamps Cancelled, \$ _____ and _____ Cents.
S. C. Stamps Cancelled, \$ *5* and *00* Cents.

STATE OF SOUTH CAROLINA,
County of Greenville.

PERSONALLY appeared before me

Annie E. Bradley

and made oath that *she* saw the within named *J. Ed. Hart*

Roy H. Bogeman sign, seal, and as *his* act and deed, deliver the within written Deed; and that *she*, with *me*, witnessed the execution thereof.

SWORN to before me, this *19th* day of *August* A. D. 1927
Roy H. Bogeman (L. S.)
Notary Public for S. C.

Annie E. Bradley

STATE OF SOUTH CAROLINA,
County of Greenville.

RENUNCIATION OF DOWER.

I, *L. M. Haffney*, Notary Public, do hereby certify

unto all whom it may concern, that Mrs. *Ellen Wilson Hart* wife of the within named *J. Ed. Hart*

did this day appear before me, and, upon being privately and separately examined by me, did declare that she does freely voluntarily and without any compulsion, dread or fear of any person or persons whomsoever, renounce, release and forever relinquish unto the within named *Louis M. Walker, her* Heirs and Assigns, all her interest and estate, and also all her right and claim of Dower of, in or to all and singular the Premises within mentioned and released.

GIVEN under my hand and seal, this *18* day of *August* A. D. 1927
L. M. Haffney (L. S.)
Notary Public for S. C.

Ellen Wilson Hart

Recorded *Sept. 14th* 1927, at *11:00* o'clock, *A.* M.

END OF DOWER