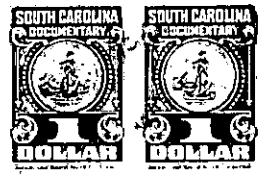


Greer, South Carolina



State of South Carolina
Greenville COUNTY

Know All Men by These Presents:
1954

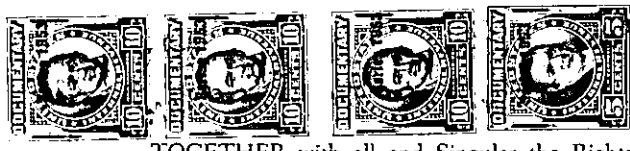
That I, F. L. Crow in the State aforesaid,
in consideration of the sum of Eighty-Three Hundred Fifty & no/100 (\$8350.00) - - - - - DOLLARS,
R.M.C.

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (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 J. S. Robinson and Anna B. Robinson, their heirs

All of that parcel or lot of land, situate and being in Chick Springs Township of Greenville County, South Carolina, lying north from the City of Greer and the U.S. Dual Lane Highway No. 29, and also lying on the west side of Caldwell Street being all of lot #53 on a plat of property made for Mrs. Caldwell by H. L. Dunahoo, Surveyor, dated October 24-25, 1949, recorded in the R.M.C. office for Greenville County in Plat Book X, at page 1. Said lot lies on the west side of Caldwell Street, and fronts thereon 70 ft. has a rear width of 70 ft. and an uniform depth of 173 ft. Reference to said plat and recorded thereof is made for a detailed and complete description of said lot.

This property is to be used only for residential purposes with desirable appurtenances thereto, for white people only, and specifically prohibited are trailer courts, tourist courts, clubs, dance halls and so called "honky-tonks" or "juke-joints" and the sales of bear, wine and alcoholic liquors. No dwelling house shall be erected at a cost of less than \$3500.00 and the same must be placed at least 20 feet from the street on which it faces. These restrictions are for the benefit of the grantor and all owners of property in this subdivision, and any violations thereof shall entitle any owner to injunctive relief; however, the rights of lien creditors shall not be impaired by any violations of these restrictions.

This is the same land conveyed to me by deed from H. A. Dill, deed dated Oct. 30, 1953, and recorded in the R.M.C. Office in and for Greenville County in Book 488, at page 330.



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 grantee(s) hereinabove named, and their Heirs and Assigns forever.

And the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and the grantee's(s') Heirs and Assigns against the grantor(s) and the grantor's(s') Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the grantor's(s') hand and seal this 3rd day of May in the year of our Lord One Thousand Nine Hundred and Fifty-Four

Signed, Sealed and Delivered in the Presence of
Martha Howell (Seal)
R. Vermelle Murphy (Seal)
F. L. Crow (Seal)
Martha Howell (Seal)
R. Vermelle Murphy (Seal)

State of South Carolina }
Greenville COUNTY } Personally appeared before me Martha Howell
and made oath that she saw the within named grantor(s)
deliver the within written deed, and that she, with R. Vermelle Murphy sign, seal and as his act and deed witnessed the execution thereof.

Sworn to before me this 3rd day of May A. D. 1954
R. Vermelle Murphy (Seal) Martha Howell
Notary Public for South Carolina

State of South Carolina }
Greenville COUNTY }
I, R. Vermelle Murphy Notary Public, do hereby certify
unto all whom it may concern, that Mrs. Grace W. Crow
wife of the within named F. L. Crow
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 J. S. Robinson and Anna B. Robinson, their 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 3rd day of May A. D. 1954
R. Vermelle Murphy (Seal) Grace W. Crow
Notary Public for South Carolina

Cancelled documentary stamps attached: S. C. \$; U. S. \$
Recorded this 5th day of May, 1954, at 1:44 P.M. #10051
719-133