

The Norwood National Bank DEED TO E.E. Geer

State of South Carolina,

COUNTY OF Greenville

KNOW ALL MEN BY THESE PRESENTS, That The Norwood National Bank of Greenville, S.C. a corporation chartered under the Banking laws of the United States of America a corporation chartered under the laws of the State of Greenville in the State of South Carolina for and in consideration of the sum of One thousand DOLLARS, to it in hand duly paid at and before the sealing and delivery of these presents by the grantee... hereinafter named, (the receipt whereof is hereby acknowledged) has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto...

B.E. Geer, of the City of Greenville, State and County aforesaid, All that certain piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, about three miles Northwest of Greenville Court house, and being a part of a subdivision known as Chelsea, having the following metes and bounds, to-wit: BEGINNING at the Northeast corner of the intersection of Paris Mt. Avenue and Beacon Street, distant 710 feet, more or less from Franklin Road, and running thence in a Northerly direction along the Eastern line of Beacon Street 360 feet to a point at the Southeast corner of the intersection of Beacon Street and Arlington Avenue, distant 820 feet, more or less, from Franklin Road; thence running with the Southern line of Arlington Avenue 122-1/2 feet to a point in said line; thence in a Southerly direction, parallel with Beacon Street, 360 feet to point in the Northern line of Paris Mt. Avenue; thence with Paris Mt. Avenue in a Westerly direction 122-1/2 feet to the beginning corner, as per a plat of said subdivision prepared by F.G. Rogers, dated - - -, 1912, and recorded in Plat Book - D - -, page - - - 5 - -, R.M.C. office for Greenville County. The grantor herein guarantees to the grantees that satisfactory sewer and water mains shall be laid on the street or streets upon which the above described lot is located. This deed, however is subject to the following conditions:

- 1. No house to be built fronting the present car line costing less than Thirty-Five Hundred Dollars.
2. No house to be built on any other part of the said tract of land, costing less than twenty-five hundred dollars.
3. Property to be used for white residence purposes only; these provisions, however, not to apply to servant's houses or outbuildings.
4. All lot owners to be subject to sanitary rules and regulations, as passed by a majority of the property owners purchasing from the Colonia Company.

Handwritten note: Geer Sold 20/8/19

TOGETHER with, all and singular, the rights, members, hereditaments and appurtenances to the said premises belonging or in anywise incident or appertaining.

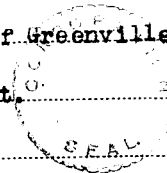
TO HAVE AND TO HOLD, all and singular, the premises before mentioned unto the grantee...hereinabove named, and his heirs and assigns forever.

And the said granting corporation does hereby bind itself and its successors to warrant and forever defend all and singular the said premises unto the grantee... hereinabove named, and his heirs and assigns, against itself and its successors, and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

In witness whereof the said granting corporation has caused its corporate seal to be hereunto affixed and these presents to be subscribed by its duly authorized officers, J.W. Norwood, its President and S.A. Moore, its Cashier on this the 11th day of December, in the year of our Lord one thousand nine hundred and twelve, and in the one hundred and thirty-seventh year of the Sovereignty and Independence of the United States of America.

Signed, Sealed and Delivered in the Presence of Wm. F. Robertson, W.H. Garlington,

The Norwood National Bank of Greenville By J.W. Norwood, its President, and S.A. Moore, its Cashier



STATE OF SOUTH CAROLINA,

COUNTY OF Greenville

Personally appeared before me W.H. Garlington and made oath that he saw the within named The Norwood National Bank of Greenville, S.C. by its duly authorized officers, J.W. Norwood, President and S.A. Moore, Cashier sign, seal with its corporate seal, and as the act and deed of said corporation deliver the within written deed, and that he with Wm. F. Robertson, witnessed the execution thereof.

SWORN to before me, this 11th day of December, A. D. 1912

Oscar Hodges (SEAL) Notary Public for South Carolina.

W.H. Garlington

Recorded for December 16th, 1912.