

H. G. Ponder DEED TO J. H. Ponder

STATE OF SOUTH CAROLINA, COUNTY OF Greenville

KNOW ALL MEN BY THESE PRESENTS, That J. H. G. Ponder of Greer, S. C. - R.F. #2 in the State aforesaid in consideration of the sum of Three hundred and sixty-seven (\$367.00) DOLLARS to me in hand paid at and before the sealing of these presents by J. H. Ponder, of Greer, S. C. R.F. #2

(the receipt whereof is here-by acknowledged), have Granted, Bargained, Sold and Released, and by these presents do Grant, Bargain, Sell and Release, unto the said J. H. Ponder, all that certain lot, piece or parcel of land situated in O'Neal township, County and State aforesaid on branch tributary to Beaver dam Creek Waters of Middle Tyger River.

Beginning at a pine 3x4 and stone new mark and runs thence S. 82 1/2 W. 13.70 to an iron stake in fork of branches, thence up right hand fork about 10.70 chains to a stake in place of maple gone, thence S. 27 3/4 E. - 1.80 to a stone in place of poplar stump, thence N. 5 3/4 E. - 6.93 to a stake n.w. corner, thence S. 28 E. 13.28 to the beginning corner and contains seven and thirty four hundredths (7.34) acres more or less. Bounded by lands of Henry Briggs, J. H. Ponder and myself. The above property is a part of the estate formerly belonging to J. B. Ponder, decd.

TOGETHER with, all and singular, the rights, members, hereditaments and appurtenances to the said premises belonging or in any wise incident or appertaining. TO HAVE AND TO HOLD, all and singular, the said premises before mentioned unto the said J. H. Ponder, and his heirs and assigns forever.

AND I do hereby bind myself, my heirs, executors and administrators, to warrant and forever defend, all and singular, the said premises unto the said J. H. Ponder, and his heirs, and against every person whomsoever lawfully claiming or to claim the same, or any part thereof.

WITNESS my hand and seal, this Thirteen day of January, 1914, 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 James R. Bates, H. B. Ingram, H. G. Ponder (L.S.)

STATE OF SOUTH CAROLINA, COUNTY OF Greenville PERSONALLY appeared before me James R. Bates and made oath that he saw the within named H. G. Ponder sign, seal, and as H. B. Ingram act and deed, deliver the within written Deed; and that he, with H. B. Ingram, witnessed the execution thereof.

SWORN to before me, this 3rd day of January, A. D. 1914. James R. Bates (L.S.) Notary Public for S. C.

STATE OF SOUTH CAROLINA, COUNTY OF RENUNCIATION OF DOWER

I, do hereby certify unto all whom it may concern that Mrs. wife of the within named 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 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 day of A. D. 1914. Notary Public for S. C. Recorded for February 3rd, 1914.

H. R. Deal DEED TO W. S. Barr

STATE OF SOUTH CAROLINA, COUNTY OF Greenville

KNOW ALL MEN BY THESE PRESENTS, That H. R. Deal, in the State aforesaid in consideration of the sum of Five Dollars (\$5.00) and other valuable considerations to me in hand paid at and before the sealing of these presents by W. S. Barr,

(the receipt whereof is here-by acknowledged), have Granted, Bargained, Sold and Released, and by these presents do Grant, Bargain, Sell and Release, unto the said W. S. Barr, all my undivided one half interest in that certain lot of land near the City of Greenville, County and State aforesaid, known as part of lot No. 34 Block 16 of Sans Souci Villa, and having the following metes and bounds, to wit: Beginning at an iron pin on the eastern side of Brockman Avenue, corner of lots 34 and 35 and running thence along line of lot 35 S. 57-25 E. 175 feet to an iron pin; thence S. 10-30 W. 62 1/2 feet to an iron pin; thence N. 57-25 W. 175 feet to an iron pin in Brockman Avenue; thence with Brockman Ave. N. 10-30 E. 62 1/2 feet to the beginning. Being the same lot of land conveyed to H. R. Deal and W. S. Barr by J. G. Spellmeyer in his deed dated May 30th, 1913, and recorded in R.M.C. office of Greenville County in Vol. 18, Page 356.

Upon condition, however, which is part of the consideration of this deed and condition subsequent: (1) That no house shall be built upon this lot costing less than Fifteen Hundred (\$1500.00) Dollars. (2) That this property on any part thereof shall be sold, leased or otherwise disposed of to any person of African descent. (3) That no building shall be erected nearer to the street than the building line shown on the plat of the said property, said line being twenty five feet from the sidewalk. It is one part of the consideration of this deed and is understood and agreed that this deed is subject to mortgage given by H. R. Deal and W. S. Barr to the Suburban Land Company in \$300.00 and recorded in the R.M.C. office in Vol. 9, page 31.

TOGETHER with, all and singular, the rights, members, hereditaments and appurtenances to the said premises belonging or in any wise incident or appertaining. TO HAVE AND TO HOLD, all and singular, the said premises before mentioned unto the said W. S. Barr, his heirs and assigns forever.

AND I do hereby bind myself, my heirs, executors and administrators, to warrant and forever defend, all and singular, the said premises unto the said W. S. Barr, his heirs, and against every person whomsoever lawfully claiming or to claim the same, or any part thereof.

WITNESS my hand and seal, this 7th day of January, 1914, and in the one hundred and thirty eighth year of the Sovereignty and Independence of the United States of America.

Signed, Sealed and delivered in the Presence of J. G. Spellmeyer, W. S. Barr, H. R. Deal (L.S.)

STATE OF SOUTH CAROLINA, COUNTY OF Greenville PERSONALLY appeared before me J. G. Spellmeyer and made oath that he saw the within named H. R. Deal sign, seal, and as W. S. Barr act and deed, deliver the within written Deed; and that he, with W. S. Barr, witnessed the execution thereof.

SWORN to before me, this 7th day of January, A. D. 1914. J. G. Spellmeyer (L.S.) Notary Public for S. C.

STATE OF SOUTH CAROLINA, COUNTY OF RENUNCIATION OF DOWER

I, do hereby certify unto all whom it may concern that Mrs. wife of the within named 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 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 day of A. D. 1914. Notary Public for S. C. Recorded for February 3rd, 1914.