

Release of Reversionary Interest.

State of South Carolina
County of Greenville

Whereas, by deed dated August 4th, 1925 and recorded in the A. M. & C. office for Greenville County in Volume 77 at page 293, I the undersigned, Eva McDonald Simmons, conveyed to Dakyns B. Stone, the following described lot of land, which said lot of land is now owned by Whitney P. Findall:

All that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina, and having the following whets and bounds, to-wit: Beginning at an iron pin in the west side of Bennett Street 71 feet from the north west corner of Swiss Avenue and Bennett Street and running thence along the west side of Bennett Street N. 19-36 E. 70 feet to an iron pin; thence at right angle to Bennett Street N. 70-30 W. 165 feet to an iron pin in property of H. G. Turner, Trustee; thence with line of said H. G. Turner, Trustee S. 19-30 W. 70 feet to an iron pin; thence S. 70-30 E. 165 feet to the iron pin at the beginning.

Whereas, in said deed, which was intended to be absolute with certain restrictions for the benefit of adjoining land owners as herein after indicated, a clause was inserted through mistake reading as follows:

Subject, however to the following conditions which are hereby declared conditions subsequent:

1. No dwelling house shall be erected upon said premises at a cost of less than five thousand (\$5,000.00) dollars, and
2. The property herein described and conveyed nor any part of same shall ever be sold, rented or otherwise disposed of to persons of African descent.

Whereas, it was intended to create by this clause certain restrictions for the benefit of adjoining land owners and not to create a conditional limitation, the violation of which would operate a forfeiture and reversion of the property, and that, therefore, known all men by these presents that I, the undersigned, Eva McDonald Simmons, do hereby declare that it was not intended by said deed to create a conditional limitation upon said title, nor was it intended that the violation of said clause should work a forfeiture and a reversion of the property, and in consideration of these premises and of the sum of one (\$1.00) dollar to me in hand paid, the receipt whereof is hereby acknowledged, I do hereby renounce, release