

STATE OF SOUTH CAROLINA

TITLE TO REAL ESTATE

WHEREAS the Tryon Development Company has submitted a certain tract of land in the State and County aforesaid into parcels of lots...

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

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 said Mrs. J. P. Carlisle, her heirs and assigns.

And the said Tryon Development Company, does hereby bind itself and its successors to warrant and forever defend all and singular the said premises unto the said Mrs. J. P. Carlisle, her heirs and assigns, against itself and its successors and all persons lawfully claiming, or to claim the same, or any part thereof.

FOURTH: That no dwelling house shall be built on the above described lot to cost less than Three Thousand Dollars; that no residence, garage, or other building whatsoever shall be erected on said lot until, and unless, the plans and specifications thereof have been submitted to and approved...

FIFTH: That not more than one residence shall be erected on each lot as shown by the plat aforesaid. PROVIDED, HOWEVER, that in addition to one residence there may be erected a garage and servants' quarters, (the plans for which are to be first approved as hereinabove provided) in keeping with the premises...

SIXTH: That the parties hereto, their successors, heirs and assigns, will not, during the term of twenty-one years from April 1, 1925, subdivide, sell or convey any part or parcel of said lots, less than the whole of each thereof, as shown on said plat (the grantor hereby expressly reserving the right, however, to sell and convey any part or parcel of any lot within said block, in connection and merged with any adjoining lot, so as to create one or more lots of larger area than as shown on said plat, and the further right to determine the site and shape of lots sold for other than residential purposes.)

SEVENTH: That the grantor herein reserves the right to lay, erect and maintain, or authorize the laying, erecting and maintaining of sewer, gas, and water pipes, electric conduits or pipes, telegraph, telephone and electric light poles, and any other such public utilities, on or in any of the roadways, streets or alleys bordering said property, with connecting links for the same along the back and side lines of the lot above described, and to grade surface, and repair the said roadways, streets and alleys, without compensation to any lot owner for any damage sustained thereby.

EIGHTH: That no surface closet or other unsanitary device for the disposal of sewerage shall ever be installed or maintained on the lot herewith conveyed, and will install on said lot a septic tank or other sanitary device for disposal of sewerage, and said owner shall have the right to connect to and use the same: PROVIDED, HOWEVER, that in such event, grantor is to have the right, without reimbursement to the owner of said lot, to connect to said septic tank or other sanitary device one or more owners of other lots, or grant them the right to connect, according to the capacity of said septic tank or other sanitary device.

In witness whereof the said Tryon Development Company has caused these presents to be signed by its duly authorized officers, and its corporate seal to be thereto affixed, this 27th day of July, 1925, in the year of our Lord one thousand nine hundred and twenty-five and in the one hundred and...

Signed, Sealed and Delivered in the Presence of: M. B. Goforth, M. B. Goforth

TRYON DEVELOPMENT COMPANY, By P. B. Wright, President, P. B. Wright, Secretary

U. S. Stamps Cancelled, \$ 1 and 00 cents S. C. Stamps Cancelled, \$ 2 and 00 cents

STATE OF North Carolina County of Henderson

PERSONALLY appeared before me H. P. Loan and made oath that he saw the within named Tryon Development Company, by P. B. Wright, its President, and L. B. Wright, its Secretary, sign, affix the corporate seal and as its corporate act and deed, deliver the foregoing deed; and that he with M. B. Goforth witnessed the execution thereof.

Sworn to before me, this 27th day of July, 1925. Notary Public H. P. Loan My commission expires April 2nd, 1927.

STATE OF North Carolina County of Polk

FOR VALUE RECEIVED W. A. Fisher & Co. R. Fisher hereby releases the within described real estate from the lien of a certain mortgage given by the Tryon Development Company to...

dated the 25th day of April, 1925, and recorded in the office of the Register of Mesne Conveyance for Greenville County in Mortgage Book 86 at Page 251

Witness my hand and seal, this 28th day of July, 1925. Signed, Sealed and Delivered in the Presence of: W. D. Halland, Betty Brown, W. A. Fisher (Seal), R. Fisher (Seal), By W. A. Fisher, Atty. (SEAL)

STATE OF North Carolina County of Polk

PERSONALLY appeared W. D. Halland and made oath that he saw the above named W. A. Fisher & Co. R. Fisher by W. A. Fisher, Atty., sign, seal, and as his act and deed deliver the foregoing release, and that he, with Betty Brown, witnessed the execution thereof.

Sworn to before me, this 28th day of July, 1925. Notary Public B. Hester My commission expires May 18, 1927. Recorded Aug 11th 1925 at 8:10 o'clock A. M.

TOGETHER with the rights of enjoyment of privileges and facilities afforded by Lake Lanier an artificial water, as projected on said plat, for lawful aquatic sports, boating, bathing, swimming and fishing; and together with the further right to erect for the use of the owner of the above described lot a house, barn, and wharf...