

THE STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE.

KNOW ALL MEN BY THESE PRESENTS, That J. C. Hart of the City of Greenville, County of Greenville

In the State aforesaid,
in consideration of the sum of Five Thousand Five Hundred and No. 00/100 DOLLARS,

to me
and before the sealing of these presents by J. F. Spellman

(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. F. Spellman
all that certain lot of land situate, lying and being in the City of Greenville, County and State aforesaid, on the North side of Harcourt and being known and designated as Lot No. 10 on plat recorded in the R.M.C. Office in Plat Book "F" at page 284, and having, according to said plat the following metes and bounds, to-wit:
Beginning at an iron pin on the North side of Harcourt, joint corner of lots Nos. 8-9 and 10 and running thence N. 19-64 E. 86.8 ft. to an iron pin; thence N. 20-13 E. 62.8 ft. to an iron pin; thence N. 72-02 W. 72.8 ft. to an iron pin; thence with line of lot No. 11 S. 17-58 W. 149.4 ft. to an iron pin on Harcourt; thence with said Harcourt S. 72-02 E. 68 ft. to the point of beginning.

The above described property embraces a 5 foot strip along Harcourt conveyed to me by H. C. Cleveland, and the rest of the lot is cut from a parcel of land conveyed to me by J. C. Keys.

A right of way 120 feet in width, at the rear of said lot, is reserved for the erection of telephone and electric poles.

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 said J. F. Spellman, his

Subject to the following restrictions, which are hereby declared to be exclusively for the benefit of all persons owning the lot on the plat aforesaid referred to: (1) The property shall never be sold, rented or otherwise disposed of to persons having a percentage of negro blood. (2) No building shall be erected on said lot except one tenant house may be placed on the rear of said lot. (3) The property shall be used exclusively for white residential purposes.

AND myself may do hereby bind heirs, executors and administrators, to warrant and forever defend, all and singular, the said premises unto the said J. F. Spellman, his

heirs and assigns, against me and my heirs, and against every person whomsoever lawfully claiming, or to claim the same, or any part thereof.

WITNESS my hand and seal, this twenty-third day of May in the year of our Lord one thousand nine hundred and twenty-six and in the one hundred fifty-sixth year of the Sovereignty and Independence of the United States of America.

Signed, sealed and delivered in the presence of
J. D. McCallough J. C. Hart (L. S.)
Henry Thight (L. S.)
(L. S.)
(L. S.)
(L. S.)

U. S. Stamps Cancelled, \$ _____ and _____ Cents.
S. C. Stamps Cancelled, \$ 5 and 00 Cents.

STATE OF SOUTH CAROLINA,
County of Greenville.

PERSONALLY appeared before me Henry Thight
and made oath that he saw the within named J. C. Hart

sign, seal, and as he act and deed, deliver the within written Deed; and that he, with J. D. McCallough witnessed the execution thereof.

SWORN to before me, this 23 day of May A. D. 1927.
James D. Bates Notary Public for S. C.

STATE OF SOUTH CAROLINA,
County of Greenville.

I, J. D. McCallough, a Notary Public, do hereby certify unto all whom it may concern, that Mrs. Ellen Thelma Hart

wife of the within named J. C. Hart 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 J. F. Spellman, his 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 23 day of May A. D. 1927.
J. D. McCallough (L. S.)
Notary Public for S. C. Ellen Thelma Hart

Recorded May 23, 1927, at 11:30 clock, 9 A. M.

filling state or apartment house shall ever be placed on said premises

END OF DOC.