

TITLE TO REAL ESTATE

WALKER, EVANS & COGSWELL CO., CHARLESTON, S. C. 97307

STATE OF SOUTH CAROLINA, }
Greenville County. }

KNOW ALL MEN BY THESE PRESENTS, That We, Robert J. Edwards and Vance Edwards, as Committee for James M. Edwards, a person Non Compos Mentis

in the State aforesaid
in consideration of the sum of Eleven Hundred and no/100 (\$1100.00) DOLLARS,

to us paid by W. G. Raines

in the State aforesaid, 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 W. G. Raines, his Heirs and assigns

all that piece, parcel or lot of land in Butler Township, Greenville County, State of South Carolina.

situate on the Northern side of Super U. S. Highway No. 29, containing 2.10 acres, and having according to Plat made by R. E. Dalton, C. E. in September 1938, the following metes and bounds, to-wit:

Beginning at an iron pin on the right-of-way of Super Highway No. 29, corner of property of Mrs. Lula B. Green, and running thence with the line of her property N. 13-30 W. 635.5 feet to an iron pin; thence S. 46-48 E. 510.6 feet to an iron pin on the right-of-way of Super Highway No. 29; thence with the Northern side of said highway S. 43-12 W. 119 feet to an iron pin; thence S. 46-48 E. 20 feet to an iron pin; thence continuing with the Northern side of said Highway S. 43-12 W. 230.6 feet to the beginning corner.

J.L. Love, Atty.
O.K.
W.G.R.
4-3-40

It is understood that this conveyance is made subject to the following restrictions which are expressly made a part of the consideration, and are for the benefit of the grantee, as well as the owners of other property adjacent and situate nearby;

- (1) That said property shall be used for residential purposes for white people only.
- (2) That said property, nor any part thereof, shall never be sold, rented, or otherwise disposed of to persons of African descent.
- (3) That no filling station, tourist or trailer camp, public dance hall, or any similar amusement place which would constitute a nuisance, shall be constructed on said property.
- (4) That no dwelling shall be constructed on said property to cost less than \$4,000.00.

This deed is executed pursuant to authority of Decree of Honorable G. Dewey Oxner, Judge of the Thirteenth Circuit, dated June 19, 1939, and filed in the office of Clerk of Court for Greenville County, South Carolina, in Judgment Roll E-7242.