

TITLE TO REAL ESTATE—G.T. 208

42757 PROBATE—JARRARD CO.—GREENVILLE

STATE OF SOUTH CAROLINA, }
Greenville County.

KNOW ALL MEN BY THESE PRESENTS, That I, Daisy I. Pollard, of Greenville County,

in the State aforesaid, in consideration of the sum of Five Hundred (\$500.00) Dollars,

to me paid by J. M. Pollard

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 J. M. Pollard, and his heirs and assigns, forever.

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

on the South side of Arthur Avenue, near the corporate limits of the City of Greenville, being the Western portion of Lot No. 25, Block "O" of Property of O. P. Mills recorded in the R. M. C. Office for Greenville County in Plat Book "P" at page 299, and having the following courses and distances, to-wit:

Beginning at a stake on the South side of Arthur Avenue, at corner of Lot No. 24, and running thence with the line of said lot, S. 44-46 E. 116 feet to an iron pin, corner of Lot No. 3; thence with line of Lot No. 2, N. 32-42 E. 71 feet to an iron pin; thence in a Westerly direction 101.8 feet, more or less, to an iron pin on Arthur Avenue; thence with the Southern side of Arthur Avenue, S. 45-27 W. 60 feet to the beginning corner.

This property is sold subject to the following restrictions:

- (1) Said lot shall never be sold to any person having any percentage of African blood.
- (2) No dwelling shall be erected upon said lot costing less than \$3500.00.
- (3) All buildings to conform to established building line.
- (4) Said lot shall never be used for other than residential purposes.

The above described land is J. Balser on the 9th day of November 1939, deed recorded in office of Register of Mesne Conveyance for Greenville County, in Book of Deeds "215" Page 334.

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 J. M. Pollard, and his

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

WITNESS my hand, and seal, this 22nd day of February in the year of our Lord one thousand nine hundred and forty.

Signed, sealed and Delivered in the Presence of Mildred Pollard Daisy I. Pollard (SEAL.)
J. A. Pollard (SEAL.)

S. C. Stamps Cancelled, \$ 1 and 00 Cents.
U. S. Stamps Cancelled, \$ 0 and 50 Cents.

STATE OF SOUTH CAROLINA, }
Greenville County.

PERSONALLY appeared before me J. A. Pollard and made oath that he saw the within named Daisy I. Pollard sign, seal, and as her act and deed, deliver the within written Deed; for the uses and purposes herein mentioned, and that he with Mildred Pollard, witnessed the execution thereof.

SWORN to before me, this 16th day of March A. D. 1940
Ben C. Thornton (L. S.)
Notary Public for S. C.

J. A. Pollard,

STATE OF SOUTH CAROLINA, }
Greenville County.

(Grantor a woman)
RENUNCIATION OF DOWER.

I, _____, a Notary Public, do hereby certify unto all whom it may concern, that Mrs. _____ the 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 _____ Anno Domini 19_____
(L. S.)
Notary Public for S. C.

Recorded April 1st 1940, at 2:27 o'clock, P. M BY: E.G.