

STATE OF SOUTH CAROLINA, }

COUNTY OF GREENVILLE.

KNOW ALL MEN BY THESE PRESENTS, That Conyers & Gower, Inc.

a corporation chartered under the laws of the State of South Carolina and having its principal place of business at Greenville in the State of South Carolina for and in consideration of the sum of Two Hundred and no/100 (\$200.00) DOLLARS,

to it in hand duly paid at and before the sealing and delivery of these presents by the grantee. (S.) hereinafter named (the receipt whereof is hereby acknowledged) has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto T. M. and Viola Green, their heirs and assigns forever:

All that certain piece, parcel or lot of land on the north-west side of Ridgeway Drive near the City of Greenville, in the County of Greenville, State of South Carolina, known as lot No. 185 on Plat of East-Lynne Addition, made by Dalton & Neves, Engineers, April 1940, recorded in the R.M.C. Office for Greenville County, S. C. in Plat Book H, at page 220, and having according to said plat the following metes and bounds, to-wit:

Beginning at an iron pin on the northwest side of Ridgeway Drive, at joint front corner of lots 184 and 185, and running thence with the line of lot 184, N. 69-42 W. 140.3 feet to an iron pin; thence with the rear line of lot 160, N. 17-50 E. 50.05 feet to an iron pin; thence with the line of lot 186, S. 69-42 E. 137.5 feet to an iron pin on the Northwest side of Ridgeway Drive; thence with the northwest side of Ridgeway Drive, S. 14-32 W. 50.25 feet to the beginning corner.

The lot herein conveyed is subject to the following restrictions:

1. The lot herein conveyed shall be used for residential purposes only.
2. The lot herein conveyed shall never be sold, rented, or otherwise disposed of to negroes or persons of African descent.
3. No residence shall be erected on said lot costing less than One Thousand (\$1, 000.00) Dollars.
4. The building line as shown on the recorded plat and also other restrictions shown on said plat are to be strictly adhered to.

This is one of the lots conveyed to the grantor herein by deed of Laurens Road Development Company dated December 13, 1943, and recorded in the R. M. C. Office for Greenville County, S. C. in Deed Book 259, at page 302.

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 grantee. (S.) hereinafter named, and their heirs and assigns forever.

And the said granting corporation does hereby bind itself and its successors to warrant and forever defend all and singular the said premises unto the grantee. (S.) hereinafter named, and their heirs and assigns, against itself and its successors, and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

In witness whereof, the said granting corporation has caused its corporate seal to be hereunto affixed and these presents to be subscribed by its duly authorized officers T. C. Gower, President and Louise C. Gower, Secretary on this the 4 day of January, in the year of our Lord one thousand nine hundred and forty-four, and in the one hundred and sixty-eighth year of the Sovereignty and Independence of the United States of America.

Signed, Sealed and Delivered in the Presence of

Henry Fairchild

F. L. Cheatham

Conyers & Gower, Inc. (L. S.)

By T. C. Gower, President.

and Louise C. Gower, Secretary.

S. C. Stamps Cancelled, \$ 1 and 00 Cents.
U. S. Stamps Cancelled, \$ 0 and 55 Cents.



STATE OF SOUTH CAROLINA, }

County of Greenville.

PERSONALLY appeared before me Henry Fairchild

T. C. Gower,

Louise C. Gower

of Conyers & Gower, Inc. a corporation chartered under the laws of the State of South Carolina sign, seal with its corporate seal, and as the act and deed of said corporation deliver the within written deed, and that he, with

F. L. Cheatham

SWORN to before me, this 17th

day of January, A. D. 19 44

F. L. Cheatham (SEAL.)

Notary Public for South Carolina.

Henry Fairchild

Recorded January 18th, 19 44 at 9:18 o'clock A. M. BY: E.G.

