

TITLE TO REAL ESTATE

KEYS PRINTING CO.

THE STATE OF SOUTH CAROLINA,  
County of Greenville.

KNOW ALL MEN BY THESE PRESENTS, That Edwin McT. Meares and Ira C. Davis

..... in the State aforesaid,  
..... in consideration of the sum of  
One dollar, (\$1.00) ..... Dollars

to me ..... in hand paid  
at and before the sealing of these presents by Jennie C. Davis

(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  
Jennie C. Davis

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

designated as lot #5 of Wildwood Park Subdivision, as per plat of G. A. Ellis, Surveyor,  
March 2, 1945, recorded in the Greenville County R.M.C. Office in Plat Book 0 at page 161,  
and according to said plat, more particularly described as follows:

BEGINNING at an iron pin on the south side of the Old Greenville-Hendersonville Highway, corner of lot #6 shown on said plat, and running thence along line of lot #6 N. 81 W. 150 ft. to Holly; thence N. 1 E. 112 ft. to Poplar; thence S. 83 E. 180 ft. to iron pin on South side of said Highway; thence along said Highway S. 20 E. 99 ft. to the point of beginning.

The within conveyance is subject to the existing easements for operation and maintenance of power lines, sewer lines and water lines with the right of entry for the purpose of operating, repairing and maintaining said power or water lines.

The within property is conveyed subject to the following restrictions:

1. Property shall not be sold, used or occupied by persons of African descent with the exception of use for servants quarters.
2. No hogs or cows shall be kept on said premises.
3. The grantee shall make a sanitary disposal of sewerage and refuse and shall not empty same into streams or creeks.
4. No liquor shall be made or sold on said premises.
5. No use of said property shall be made which would constitute a nuisance or annoyance to other property owners in Wildwood Park.
6. No building shall be erected on said premises costing less than \$1500.00, except, however, servants quarters and garages.

The within grantor, his heirs or assigns shall not be liable to the within grantee, her heirs or assigns for any claim of damages resulting from the operation or maintenance of any roadways, swimming pool, parks or play grounds or utilities within Wildwood Park Area.

These restrictions are not intended as conditions subsequent but for the protection of property owners of Wildwood Park, any of whom shall have the right for their protection to institute necessary proceedings to enjoin and enforce compliance with same.

The Grantors herein do hereby grant and convey unto grantee, her heirs the right and privilege of using the roadway now in existence from the property herein conveyed to the Old County Road, running through Wildwood Park for the purpose of ingress and egress.