

TITLE TO REAL ESTATE

KEYS PRINTING CO., GREENVILLE, S. C.

STATE OF SOUTH CAROLINA,
County of Greenville

KNOW ALL MEN BY THESE PRESENTS, That The First National Bank of Greenville, S. C. as Administrator
de bonis non cum testamta annexo and Trustee of the Estate of John B. Marshall

.....in the State aforesaid,
.....in consideration of the sum of
six hundred and no/100..... Dollars

to them..... in hand paid
at and before the sealing of these presents by Ross L. Richey

(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
Ross L. Richey

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

known and designated as lots 142-143 as shown by plat of Camilla Park Subdivision #4, made
March 1945 by Dalton & Neves, recorded in the R. M. C. Office for Greenville County in Plat Book
M page 117, and according to said plat more particularly described as follows:

BEGINNING at an iron pin on the North side of Yown Road, corner of lot #141
shown on said plat and running thence N. 89-33 W. 100 ft. to iron pin; thence still along
Yown road N. 77-23 W. 100 ft. to iron pin at corner of lot #144 shown on said plat; thence along
line of lot #144 N. 7-44 W. 690.2 ft. to iron pin; thence N. 69-13 E. 356.2 ft. to iron pin at
joint rear corner of lots #142-141; thence along line of lot #141 S. 3-05 W. ~~709.6~~ ft. to the
point of beginning. 790.6

The property herein conveyed is subject to the following restrictions:

1. The said land shall be used exclusively for residential purposes for white persons only and shall never be sold, rented or otherwise disposed of to persons wholly or partly of African descent.
2. No building shall be erected on said lots costing less than the sum of \$1,000.00.
3. No building shall be erected nearer the front line of said lot than 30 ft. nor nearer than 10 ft. from either side line nor nearer than 5 ft. from the rear line of said lot.
4. The grantor reserves to itself and its successors the right to authorize the placing, maintaining and repairing of any and all public utilities in the streets without compensation to any lot owner.
5. No surface closet or cess pool shall ever be maintained on said land but only septic tanks or other sanitary sewerage.
6. No use shall be made of said lot which would constitute a nuisance to the adjoining lot owner.