

TITLE TO REAL ESTATE

KEYS PRINTING CO., GREENVILLE, S. C.

THE STATE OF SOUTH CAROLINA,
County of Greenville

KNOW ALL MEN BY THESE PRESENTS, That I, Jasper Nathaniel Teat of Greenville County

.....in the State aforesaid,
.....in consideration of the sum of

One dollar and the exchange of real estate

~~XXXXXXX~~

to me in hand paid
at and before the sealing of these presents by I. W. Cook

(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 I. W. Cook

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

All that certain piece, parcel or lot of land situate, lying and being on the East side of Fore Avenue near the City of Greenville, in the County of Greenville, State of South Carolina known as Lot No. 14, Block F in Section 3 on plat of East Highlands Estates made by Dalton & Neves, Engineers, April 1940, recorded in the R. M. C. Office for Greenville County in Plat Book K at page 36, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the East side of Fore Avenue at joint front corner of Lots 13 and 14, Block F and running thence with the East side of Fore Avenue, S. 7-29 E. 70 feet to an iron pin at joint front corner of Lots 14 and 15; and running thence with Lot 15, N. 86-53 E. 149 feet to an iron pin on the West side of a five-foot strip of land reserved for utilities; thence with the West side of the strip of land reserved for utilities N. 1-25 W. 60.3 feet to an iron pin; thence with line of Lot 13, N. 89-39 W. 156.5 feet to an iron pin on the East side of Fore Avenue, the beginning corner.

This conveyance is made 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 \$1750.00.
4. The building line as shown on the recorded plat and also other restrictions shown on said plat are to be strictly adhered to.