

MORTGAGE OF REAL ESTATE—G.R.E.M. 5

42161 PROVENOR—JANARD CO.—GREENVILLE

STATE OF SOUTH CAROLINA, }
County of Greenville.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, I, R. E. Watkins

Thos. T. Goldsmith

am well and truly indebted to

in the full and just sum of One Hundred Seventy-five and no/100

Dollars, in and by my certain promissory note in writing, of even date herewith, due and payable on the 1st day of December 1940

Satisfied and cancelled in full, 16th day of March 1945.
Thos. T. Goldsmith

Witness
H. B. McHowan

3155
RECORDED 17th DAY OF March 1945
Ellie Larnworth
12:02
R.M.C. OF GREENVILLE COUNTY, S.C.

with interest from _____ at the rate of _____ per centum per annum until paid; interest to be computed and paid _____ annually, and if unpaid when due to bear interest at same rate as principal until paid, and I have further promised and agreed to pay ten per cent. of the whole amount due for attorney's fee, if said note be collected by attorney or through legal proceedings of any kind, reference being thereunto had will more fully appear.

NOW KNOW ALL MEN, That I, the said R. E. Watkins

in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof, according to the terms of the said note, and also in consideration of the further sum of Three Dollars, to me in hand well and truly paid at and before the sealing and delivery of these presents, 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 Thos. T. Goldsmith

all that tract or lot of land in Butler Township, Greenville County, State of South Carolina, lying and being about two miles southeast of the City of Greenville, lying East of Laurens Road and known as lot 199 on plat of East Lynne Addition made by Dalton & Neves, Engineers, May 1933, and having, according to a plat recorded in the RMC office for Greenville County, S. C. in Plat Book H, at page 220, the following metes and bounds, to-wit:-

BEGINNING at an iron pin on the northwest side of Simmons Avenue at the joint corner of lots 198 and 199, and running thence with the joint line of said lots N. 42-30 W. 212.5 ft. to an iron pin in line of property of H. A. Rouch; thence with said Rouch line S. 36-43 W. 50.9 ft. to an iron pin, rear joint corner of lots 199 and 200; thence with joint line of the last mentioned lots S. 42-30 E. 203 ft. to an iron pin on the northwest side of Simmons Avenue; thence with said Simmons Avenue N. 47-30 E. 50 feet to the beginning corner.

This lot is conveyed subject to the following building restrictions:-

- (1) The lot herein conveyed shall never be sold, rented or otherwise disposed of to negroes or persons of African descent.
- (2) The lot herein conveyed shall be used exclusively for residential purposes.
- (3) No residence shall be erected on said lot costing less that \$1000.00
- (4) The building line as shown on the recorded plat and the other restrictions shown on said plat are to be strictly adhered to.