

TITLE TO REAL ESTATE

Keys Printing Co., Greenville, S. C.

STATE OF SOUTH CAROLINA,
Greenville County.

KNOW ALL MEN BY THESE PRESENTS, That I, H. L. Bryant

in the State aforesaid.

in consideration of the sum of

One Thousand (\$1000.00)

DOLLARS,

to me paid by Mason Riddle

in the State aforesaid, (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 Mason Riddle

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

on the west side of the White Horse Road and being known and designated as Lot No. 20 of Tract No. 2 of the John B. Marshall Estate as shown on plat recorded in Plat Book "J" at page 132-133 and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on said White Horse Road joint corners of lots 19 and 20, which pin is 170 feet South of the intersection of said white Horse Road and cross country road and running thence with joint line of said lots, N. 72-35 W. 207.6 feet to an iron pin; thence S. 10-05 E. 105 feet to an iron pin corner of Lot No. 21; thence with line of Lot 21, N. 66-15 E. 220 feet to an iron pin on the White Horse Road; thence with said White Horse Road, N. 15-35 W. 80 feet to the beginning corner, and being the same lot of land conveyed to the grantor herein by The First National Bank of Greenville, S. C., etc by its deed dated the 23rd day of March, 1940 and recorded in the R. M. C. Office for Greenville County in deed volume 219 at page 302.

ALSO: All that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina known and designated as Lot No. 19 of property of John B. Marshall's Estate, and located on the western side of the White Horse Road, a plat of which is recorded in the R. M. C. Office for Greenville County in Plat Book "J", at pages 132 and 133, and having according to said plat the following metes and bounds, courses and distances, to-wit:

BEGINNING at an iron pin on the Western side of White Horse Road, 90 feet from the Southwestern intersection of a 40 foot unnamed street and White Horse Road, joint corner of Lots No. 18 and 19; and running thence along the joint line of said lots S. 79-45 W. 204 feet to an iron pin, rear joint corner of said lots; thence S. 10-05 E. 105 feet to an iron pin, rear joint corner of Lots No. 19 and 20; thence along the joint line of said lots S. 72-35 E. 207.6 feet to an iron pin in the line of White Horse Road; thence along the western side of White Horse Road N. 11-50 W. 80 feet to the point of beginning, and being the same lot of land conveyed to the grantor herein by the First National Bank of Greenville, S.C., etc., by its deed dated the 20th day of February, 1946 and recorded in the R. M. C. Office for Greenville County in deed volume 287 at page 352.

These lots are conveyed subject to the following restrictions:

1. That the said land shall be used exclusively for residential purposes for white persons only and that the said land shall never be sold, rented, or otherwise disposed of to any person wholly or partly of African descent.
2. That no building shall be erected on said lots costing less than the sum of \$1,000.00.
3. That no building shall be erected nearer the front line of said lot than 30 feet nor nearer than 10 feet from either side line or nearer than 5 feet from the rear line of said lot.
4. That 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.

(See other side of Page for balance of description)