

TITLE TO REAL ESTATE

THE STATE OF SOUTH CAROLINA,
County of Greenville

KNOW ALL MEN BY THESE PRESENTS, That Lois L. Fortner

in the State aforesaid,
in consideration of the sum of

One (\$1.00) Dollar and love and affection

~~XXXXXX~~

to me in hand paid

at and before the sealing of these presents by

J. A. Fortner

(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

J. A. Fortner, his heirs and assigns

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

on the Southeastern side of Super Highway No. 29, being shown as Lots Nos. 10 and 10-A on plat of the Bradley Estates, made by Dalton & Neves, in August 1939, and having according to said plat, the following metes and bounds, to-wit:

Beginning at an iron pin at the Southeastern intersection of Bates Road and Super Highway No. 29, and running thence with the Western side of Bates Road, S. 25-13 E. 360.7 feet to an iron pin; thence N. 85-49 W. 14.5 feet to a pin; thence N. 87-30 W. 364 feet to a pin; thence N. 65-30 W. 124.3 feet to an iron pin on right of way of Super Highway No. 29; thence with the Southeastern side of said right of way, N. 52-26 E. 438.9 feet to the point of beginning.

It is understood and agreed that this conveyance is made subject to the following restrictions and are expressly made a part of the consideration, and are for the benefit of the grantor, the grantee and other persons owning lots on the plat above referred to.

1. Said property shall be exclusively used for residential purposes for white people only.
2. Said property shall not be sold, rented or otherwise disposed of to persons of African descent.
3. No residence shall be constructed upon the entire property costing less than \$10,000.00 when completed.
4. No residence shall be constructed nearer than 80 feet from right of way of Super Highway No. 29, or in line with the Ballenger residence now erected.

It is understood and agreed that the grantee herein expressly assumes the payment of any and all obligations and indebtedness now on said property herein conveyed.