

THE STATE OF SOUTH CAROLINA,

COUNTY OF GREENVILLE.

KNOW ALL MEN BY THESE PRESENTS, That

Herbert P. Bailey of City of Greenville

in the State aforesaid,
in consideration of the sum of

Ten DOLLARS,
and other valuable considerations

to *me* in hand paid

at and before the sealing of these presents by *J. J. McDewitt*

(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. J. McDewitt his heirs and assigns forever, All that certain piece parcel lot or tract of land, lying situated and being in Greenville Township, Greenville County, State of South Carolina in subdivision known as Elizabeth Heights and being known and designated as lots 27 and 28 according to plat of said Elizabeth Heights made by C. M. Durman, Jr. Engineer April 1925 said plat being recorded in Office of Register of Deeds Conveyances for Greenville County South Carolina in plat book 2 at page 298, reference to which is made for rules and bounds.

This conveyance is made subject to the following conditions and which is a part consideration hereof and for the benefit of other property owners in said sub-division, said restrictions being covenants running with the property.

- 1. That the within premises or no part thereof shall be disposed of to persons of African descent by sale or rent.*
- 2. That no residence shall be located on the within premises costing less than \$2000.00 but one residence may be located on each lot.*
- 3. That no residence shall be located closer than thirty feet of the street.*
- 4. That the within premises or any part thereof shall be used for commercial purposes, public garages or stores.*

The above described land is a part of the same conveyed to me by *Mrs. Mary P. Bradley et al* on the *30th* day of *April* 1925, deed recorded in office of Register of Deeds Conveyances for Greenville County, in Book *93* Page *62* TOGETHER with, all and singular, the rights, members, hereditaments and appurtenances to the said premises belonging or in anywise incident or appertaining.

TO HAVE AND TO HOLD, all and singular, the said premises before mentioned unto the said *J. J. McDewitt, R's*

heirs, and assigns, forever.

AND *myself* do hereby bind

heirs, executors and administrators, to warrant and forever defend, all and singular, the said premises unto the said *J. J. McDewitt, R's*

heirs and assigns, against

me and

heirs, and against every person whomsoever lawfully claiming or to claim the same, or any part thereof.

WITNESS *my* hand and seal, this *8th* day of *July* 1925, in the year of our Lord one thousand nine hundred and *twenty-five* and in the one hundred *fiftieth* year of the Sovereignty and Independence of the United States of America.

Signed, Sealed and Delivered in the Presence of

W. E. Rason *Herbert P. Bailey* (L. S.)

R. N. Ward (L. S.)

(L. S.)

(L. S.)

U. S. Stamps Cancelled, \$ *1* and *00* Cents.
S. C. Stamps Cancelled, \$ *1* and *00* Cents.

STATE OF SOUTH CAROLINA,

County of Greenville.

PERSONALLY appeared before me *W. E. Rason*

and made oath that he saw the within named *Herbert P. Bailey*

sign, seal, and as *R's* act and deed, deliver the within written Deed; and that he, with *R. N. Ward* witnessed the execution thereof.

SWORN to before me, this *8th* day of *July* A. D. 1925.

R. N. Ward (L. S.) *W. E. Rason*
Notary Public for S. C.

STATE OF SOUTH CAROLINA,

County of Greenville.

I, *R. N. Ward* a Notary Public for South Carolina, do hereby certify

unto all whom it may concern, that *Mrs. Thelma Rason Bailey* wife of the within named *Herbert P. Bailey* did this day appear before me, and upon being privately and separately explained by me, did declare that she does freely, voluntarily and without any compulsion, dread or fear of any person or persons whomsoever, renounce, release and forever relinquish unto the within named

J. J. McDewitt his heirs and assigns, all her interest and estate, and also all her right and claim of Dower of, in, or to all and singular the premises within mentioned and released.

GIVEN under my hand and seal, this *8th* day of *July* A. D. 1925.

R. N. Ward (L. S.) *Thelma Rason Bailey*
Notary Public for S. C.

Recorded *July 17th at 4:00 P.M. 1925*