

DEED TO REAL ESTATE

STATE OF SOUTH CAROLINA
Greenville County

I, **A. Keith Pooser**

KNOW ALL MEN BY THESE PRESENTS, THAT

in the State aforesaid
in consideration of the sum of **Two thousand (2,000.00)**

to **me** in hand paid, at and before the sealing of these presents
by **Lula E. Jenkinson,**
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
Lula E. Jenkinson, her heirs and assigns

All that certain piece, parcel or lot of land, situate, lying and being in the County of Greenville and State of South Carolina, and being known as lot No. 31 of plat of the property of E. G. Glenn, made by C. M. Furman, Jr., Engr. March 28th, 1923 and recorded in the office of the R. L. C. for Greenville County in plat book "P" at page 148. Beginning at point of joint corner of lot No. 30 and 31 on Grace Street, running thence with Grace Street S. 61.38 W. 55 feet; thence with line of lot No. 32, S. 28.22 E. 150 feet to point corner of lots Nos. 11, 12, 31 and 32; thence N. 61.38 E. 55 feet to line of lot No. 30; thence with line of lot No. 30, N. 28.22 W. 150 feet to the point of beginning on Grace Street.

Upon the following conditions, however:

- First: The property is to be developed strictly as a residential section.
- Second: That the property is not to be sold, rented or otherwise disposed of to persons of African descent.
- Third: That no liquor or ardent spirits are to be sold on the property.
- Fourth: That no residence shall be built on said lot costing less than \$3000.00, but any person may use two or more lots, placing one residence thereon.

Fifth: That no building shall be erected nearer the street than the building line shown on said plat which is from the Street facing residence.

Sixth: That no use shall be made of the lot, or any part thereof which would constitute a nuisance or injure the value of any of the neighboring lots.

Seventh: That the lay of the lots as shown on the plat shall be adhered to; and no change of facing lots in any other direction than that shown on said plat shall be permitted.

The above described land together with the same, conveyed to me by **Ellison G. Glenn** 12th day of **May** 19**24**, deed recorded in office of Register of Deeds Company for Greenville County in Book **103** Page **129**

TOGETHER with all and singular the rights, claims, tenements and appurtenances to the said premises belonging or in anywise incident or appertaining.

TO HAVE AND TO HOLD, sell and assign, the premises before mentioned unto the said **Lula E. Jenkinson, her**

AND **I** do hereby bind **myself, my** heirs, executors and administrators to warrant and forever defend, sell and assign the said premises unto the said **Lula E. Jenkinson, her** heirs, executors and administrators to whomsoever lawfully claiming or to be claimed of the same, or any part thereof.

WITNESS **my** hand and seal this **29th** day of **October** in the year of our Lord one thousand nine hundred and **thirty four** and in the one hundred and **fifty eighth** year of the Sovereignty and Independence of the United States of America.

Signed, Sealed and Delivered in the Presence of
A. F. Burgess **A. Keith Pooser** (SEAL)
Dakyns B. Stover, (SEAL)

U. S. Stamps Cancelled, \$ **2** and **00** cents
S. C. Stamps Cancelled, \$ **4** and **00** cents

STATE OF SOUTH CAROLINA)
Greenville County)
PERSONALLY appeared before me **A. F. Burgess**
and made oath that **he** saw the within named **A. Keith Pooser**
sign, seal, and **his** net and deed, deliver the within written Deed; and that **he**, with
Dakyns B. Stover, witnessed the execution thereof.

SWORN to before me, this **29th** day of **October** A. D. 19 **34**.
Dakyns B. Stover, (L. S.)
Notary Public for S. C. **A. F. Burgess.**

STATE OF SOUTH CAROLINA)
Greenville County)
RENUNCIATION OF DOWER
I, Dakyns B. Stover, Not. Pub. for S.C., a Notary Public do hereby certify unto all whom it may concern, that **Mrs. Wynnea M. Pooser,** the wife of the within named **A. Keith Pooser,** did this day appear before, and upon being privately and separately examined by me, did declare that she does freely, voluntarily and without compulsion, dread or fear of any person or persons whomsoever, renounce, release, and forever relinquish unto the within named **Lula E. Jenkinson, her**

heirs and assigns, all her interest and estate, and also 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 **29th** day of **October** Anno Domini 19 **34**
Dakyns B. Stover, (L. S.) **Wynnea M. Pooser**
Notary Public for S. C.