

STATE OF SOUTH CAROLINA,  
Greenville County.

KNOW ALL MEN BY THESE PRESENTS, That I, W. C. Cleveland, of Greenville County.

in the State aforesaid  
in consideration of the sum of Ten (310.00) Dollars and other valuable considerations.

to me in hand paid, at and before the sealing of these presents by xx Dollars,  
I, Rex Rice, of Greenville County, S. C.

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

I, Rex Rice

"All that certain lot or parcel of land situate, lying and being in the City of Greenville, S. C., on the Eastern side of Ridgeland Avenue, and being known and designated as Lot No. 39 of the W. C. Cleveland property, as shown by a plat made by Dalton and Neves Engineers, and having, according to said plat, the following metes and bounds, to-wit:

Beginning at an iron pin in the Eastern line of Ridgeland Avenue, joint corner of Lots Nos. 38 and 39 and running thence with said Ridgeland Avenue N. 12-23 E. 100 feet to an iron pin; thence S. 76-20 E. 142.8 feet to an iron pin; thence S. 11-32 E. 97.5 feet to an iron pin, corner of Lot No. 38; thence N. 81-03 W. 182.2 feet to the point of beginning. Said lot, however, is conveyed subject to the following restrictions:

- (1) No dwelling shall be built on said property costing less than \$8000.00. (this shall not, however, apply to any servant house which shall be used in connection with a dwelling). Said dwelling must face Ridgeland Avenue.
- (2) No dwelling shall be erected nearer the curb than 42 1/2 feet.
- (3) The property hereby conveyed shall never be sold, rented or otherwise disposed of to any person or persons having any percentage of negro blood.
- (4) The property hereby conveyed shall be used for residential purposes only.

The above described land is \_\_\_\_\_ the same conveyed to me by \_\_\_\_\_ on the \_\_\_\_\_ day of \_\_\_\_\_ 19\_\_\_\_, deed recorded in office of Register of Mesne Conveyance for Greenville County, in Book \_\_\_\_\_, Page \_\_\_\_\_

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 premises before mentioned unto the said I, Rex Rice, his

AND I do hereby bind my heirs and assigns, forever warrant and forever defend all and singular the said premises unto the said I, Rex Rice, his

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

WITNESS my hand and seal, this 26th day of September in the year of our Lord one thousand nine hundred and thirty six and in the one hundred and sixty first year of the Sovereignty and Independence of the United States of America.

Signed, Sealed and Delivered in the Presence of

Geo. W. Johnson,  
R. L. Simmons.

W. C. Cleveland

(SEAL)  
(SEAL)

S. C. Stamps Cancelled, \$ 6 and 00 cents  
U. S. Stamps Cancelled, \$ 3 and 00 cents

For True Consideration See Affidavit  
Book 2, Page 72

STATE OF SOUTH CAROLINA,  
Greenville County

PERSONALLY appeared before me Geo. W. Johnson,

and made oath that he saw the within named W. C. Cleveland,

sign, seal, and as his act and deed, deliver the within written Deed; and that he, with R. L. Simmons,

witnessed the execution thereof.

SWORN to before me, this 26  
day of Sept. A. D. 1936

Geo. W. Johnson.

A. G. Gower (L. S.)  
Notary Public for S. C.

STATE OF SOUTH CAROLINA  
Greenville County.

RENUNCIATION OF DOWER

I, A. G. Gower, a Notary Public, a Notary Public do hereby certify unto all whom it may concern, that Mrs. Alice B. Cleveland

W. C. Cleveland the wife of the within named

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 I, Rex Rice, his

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 26th

day of September Anno Domini 1936

Alice B. Cleveland.

A. G. Gower, (L. S.)  
Notary Public for S. C.

Recorded September 29th 1936, at 12:30 o'clock, P.        M.

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