

STATE OF SOUTH CAROLINA, }
Greenville County.

KNOW ALL MEN BY THESE PRESENTS, That I, Hubert Brown, of Greenville County,

in the State aforesaid
in consideration of the sum of Twenty-two hundred, fifty & no/100
Dollars,
to me in hand paid, at and before the sealing of these presents by G. C. Johnson

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 G. C. Johnson, his heirs and assigns,

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

known and designated as Lot #18 of Mountain View Acres or property of Union Central Life Insurance Company, according to a plat of same made by Dalton & Neves, April, 1937, and recorded in the R. M. C. Office for Greenville County, S. C., in Plat Book "I" at pages 69 and 70, and being more particularly described by reference to said plat as follows:

Beginning at a point on the East side of Woodland Drive, joint corner of Lots #17 and #18, and running thence with the joint line of Lots #17 and #18, S. 71-17 E. 510 feet to a point on the West side of Razor Drive, joint corner of Lots #17 and #18; ~~thence with Razor Drive S. 18-~~ thence with Razor Drive S. 18-43 W. 150 feet to a point on Razor Drive, joint corner of lots #18 and #19; thence N. 71-17 W. 510 feet to a point on Woodland Drive, joint corner of Lots #18 and #19; thence N. 18-43 E. 150 feet to the beginning corner.

Subject, however, to the following restrictions, to-wit: (1) This property must be used for residential purposes only; (2) No building shall be constructed within fifty feet of any road; (3) No residence costing less than \$1500 shall be built on said lot; and (4) Said property shall never be sold or rented to anyone of African descent.

The above described land is the same conveyed to me by W. E. Razor and R. M. Caine on the 20th day of August 1940, deed recorded in office of Register of Mesne Conveyance for Greenville County, in Book 225, Page 32

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 G. C. Johnson, his heirs and assigns, forever.

AND I do hereby bind myself and my heirs, executors and administrators to warrant and forever defend all and singular the said premises unto the said G. C. Johnson, his

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

WITNESS my hand and seal, this 3rd day of February in the year of our Lord one thousand nine hundred and forty-four and in the one hundred and sixty-eighth year of the Independence of the United States of America.

Signed, Sealed and Delivered in the Presence of Hubert Brown (L. S.)
J. M. Whitmire (L. S.)
Jean Simmons (L. S.)

S. C. Stamps Cancelled, \$ 5 and 00 cents
U. S. Stamps Cancelled, \$ 2 and 75 cents

STATE OF SOUTH CAROLINA, }
Greenville County

PERSONALLY appeared before me Jean Simmons
Hubert Brown

and made oath that she saw the within named his act and deed, deliver the within written Deed; and that she, with J. M. Whitmire witnessed the execution thereof.

SWORN to before me, this 3d day of February A. D. 1944
J. M. Whitmire (L. S.)
Notary Public for South Carolina } Jean Simmons

STATE OF SOUTH CAROLINA }
Greenville County

RENUNCIATION OF DOWER

I, J. M. Whitmire, a Notary Public for S. C. do hereby certify unto all whom it may concern, that Mrs. Catherine V. Brown the wife of the within named Hubert Brown

did this day appear before me, 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 G. C. Johnson, 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 3d day of February Anno Domini 1944
J. M. Whitmire (L. S.) } Catherine V. Brown.
Notary Public for South Carolina

Recorded February 3rd 1944 at 3:58 o'clock, P. M. BY: E. G.