

TITLE TO REAL ESTATE

STATE OF SOUTH CAROLINA, }

County of Greenville.

KNOW ALL MEN BY THESE PRESENTS, That Conyers & Gower, Inc.

a corporation chartered under the laws of the State of South Carolina and having its principal place of business at Greenville in the State of South Carolina for and in consideration of the sum of Three Hundred Ninety Five and No/100 (\$395.00) DOLLARS,

to it in hand duly paid at and before the sealing and delivery of these presents by the grantee(s) hereinafter named (the receipt whereof is hereby acknowledged) has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto

M. W. Fore, his Heirs and Assigns -

All that certain piece, parcel or lot of land situate, lying and being on the Northeast side of the Laurens Road near the City of Greenville, in the County of Greenville, State of South Carolina, known as Lot No. 214 on plat of East Lynne Addition made by Dalton & Neves, Engineers, May, 1933 and recorded in the R. M. C. Office for Greenville County, S.C. in Plat Book H at page 220 and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Northeast side of the Laurens Road at joint front corner of Lots 213 and 214 and running thence with line of Lot 213, N. 22-56 E. 217.4 feet to an iron pin; thence with line of Lot 209, N. 68-28 W. 46 feet to an iron pin; thence S. 25-31 W. 193.2 feet to an iron pin on the Northeast side of the Laurens Road; thence with the Northeast side of the Laurens Road S. 44-18 E. 60 feet to the beginning corner.

(This conveyance is made subject to the following restrictions:

- 1. The lot herein conveyed shall be used for residential purposes only.
- 2. The lot herein conveyed shall never be sold, rented or otherwise disposed of to negroes or persons of African descent.
- 3. Nor residence shall be erected on said lot costing less than \$2500.00.
- 4. The building line as shown on the recorded plat and also other restrictions shown on said plat are to be strictly adhered to.)

This is a part of the land conveyed to the grantor herein by Laurens Road Development Company by deed dated December 13, 1943 and recorded in the R. M. C. Office for Greenville County in Deed Book 259 at page 302.