

TITLE TO REAL ESTATE—G.T. 205

STATE OF SOUTH CAROLINA, }

Greenville County. }

KNOW ALL MEN BY THESE PRESENTS, That River Falls Realty Company

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 one hundred twenty-five no/100 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

C. A. French, J. R. French and Hester French

All that certain lot of land in Cleveland Township, Greenville County, State of South Carolina, known as Lot No. 11 of Section B of D. B. Tripp's land at River Falls, as per plat made by W. A. Hester, Surveyor, July 2, 1926, recorded in R. M. C. Office for Greenville County in Plat Book H, page 32, said lot having a frontage of 70 feet on Ellis Ridge Road.

This conveyance is made subject to the following conditions and restrictions: The said property shall not be used for business purposes, but shall be used for residential purposes for white peoples only (this not to apply to servants); no hogs shall be kept on said property; and no sewage shall be emptied into any creek or stream.

TOGETHER with, all and singular, the rights, members, hereditaments and appurtances 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 grantee, S hereinabove named, and their heirs and assigns forever.

And the said granting corporation does hereby bind itself and its successors to warrant and forever defend all and singular the said premises unto the grantee, S hereinabove named, and their

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

In witness whereof the said granting corporation has caused its corporate seal to be hereunto affixed and these presents to be subscribed by its duly authorized officers D. B. Tripp, President, and Anna M. Beaty, Secretary on this the 10th day of October, in the year of our Lord one thousand nine hundred and forty-four, and in the one hundred and sixty -ninth year of the Sovereignty and Independence of the United States of America.

Signed, Sealed and Delivered in the Presence of

Elizabeth E. Beaty

Virginia Simkins

RIVER FALLS REALTY COMPANY

By

D. B. Tripp, President

And

Anna M. Beaty, Secretary

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

U. S. Stamps Cancelled, \$ and 55 Cents

STATE OF SOUTH CAROLINA, }

County of Greenville. }

Personally appeared before me Virginia Simkins and made oath that She saw the within named River Falls Realty Company

by its duly authorized officers, D. B. Tripp, President and Anna M. Beaty, Secretary sign, seal with its corporate seal, and as the act and deed of said corporation deliver the within written deed, and that She with

Elizabeth E. Beaty witnessed the execution thereof.

Sworn to before me, this 10th day of

October A. D. 1944

Elizabeth E. Beaty (Seal)

Virginia Simkins

Notary Public, S. C.

Recorded October 10th 19 44 at 4:36 o'clock P. M.

BY: N.S.