

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 Two Hundred and no/100 (\$200.00) 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 Charles A. Wortman, and Texie

Wortman, their Heirs and Assigns:-

All that certain piece, parcel or lot of land situate, lying and being on the Southwest side of Ridgeway Drive near the City of Greenville, in the County of Greenville, State of South Carolina, known as Lot No. 126 on plat of East Lynne Addition made by Dalton & Neves, Engineers, May 1933 and recorded in the R. M. C. Office for Greenville County 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 Southwest side of Ridgeway Drive at joint front corner of Lots 125 and 126 and running thence with line of Lot 125, S. 28-50 W. 154.6 feet to an iron pin; thence with line of Lot 124, S. 61-10 E. 50 feet to an iron pin; thence with line of Lots 127 and 128, N. 28-50 E. 143.3 to an iron pin on the Southwest side of Ridgeway Drive; thence with the Southwest side of Ridgeway Drive N. 48-30 W. 51.2 feet to the beginning corner.

This is one of the lots conveyed to Conyers & Gower, Inc. 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.

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. No residence shall be erected on said property costing less than \$1250.00
4. The building line as shown on the recorded plat above referred to and also all other restrictions shown on said plat are to be strictly adhered to.