

TITLE TO REAL ESTATE

KEYS PRINTING CO., GREENVILLE, S. C.

STATE OF SOUTH CAROLINA,
County of Greenville

KNOW ALL MEN BY THESE PRESENTS, That The First National Bank of Greenville, S. C., as Administrator de bonis non, cum testatmenta annexo and Trustee of the Estate of John B. Marshall

.....in the State aforesaid,
.....in consideration of the sum of
four hundred & no/100, (\$400.00) Dollars

to themin hand paid
at and before the sealing of these presents by

Esther C. Garren

(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
Esther C. Garren

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

known and designated as Lots #93 & #94 of Camilla Park Subdivision Map #2, according to plat of same made by W. J. Riddle, December 1943, recorded in the Greenville County R. M. C. Office in Plat Book M page 85, and according to said plat more particularly described as follows:

Beginning at an iron pin on the East side of Blythewood Drive, corner of lot #92 shown on said plat and running thence along lot #92, N. 79 E. 263 ft. to iron pin; thence along rear lines of lots #111 & #112 N. 6-42 W. 150 ft. to iron pin at rear joint corner of lots #95; thence along line of lot #95 S. 80-54 W. 249 ft. to iron pin on East side of Blythewood Drive; thence along the east side of Blythewood Drive S. 1-49 W. 80 ft. to iron pin; thence still along the east side of Blythewood Dr. S. 4-41 E. 80 ft. to the point of beginning.

The property herein concerned is subject to the following restrictions:

1. The said land shall be used exclusively for residential purposes for white persons only and shall never be sold, rented or otherwise disposed of to any person wholly or partly of African descent.
2. No building shall be erected on said lots costing less than the sum of \$1,000.00.
3. No building shall be erected nearer the front line of said lot than 30 ft., nor nearer than 10 ft. from either side line or nearer than 5 feet from the rear line of said lot.
4. The grantor reserves to itself, its successors, the right to authorize the placing, maintaining and repairing of any and all public utilities in the streets without compensation to any lot owner.
5. No surface closet nor cess pool shall ever be maintained on said land but only septic tanks or other sanitary sewerage.
6. No use shall be made of said lot which would constitute a nuisance to the adjoining lot owner.