

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 testamenta annexo and Trustee of the Estate of John B.  
Marshall

.....in the State aforesaid,  
.....in consideration of the sum of  
Six Hundred Dollars (\$600.00) ....., Dollars

to.....them.....in hand paid  
at and before the sealing of these presents by.....Roy L. Ayers

(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  
Roy L. Ayers, his heirs and assigns

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

known and designated as lots nos. 8 and 60 according to a plat of Camilla Park, No. 2, property  
of John B. Marshall estate a copy of said plat is recorded in the RMC office for Greenville  
County in plat book M at page 85 and having according to said plat the following metes and  
bounds, courses and distances to wit:

Lot No. 8

Beginning at an iron pin on the south side of Easley Bridge Road 80 feet in a northerly  
direction from the southeastern intersection of Easley Bridge Road and Harvard Avenue joint  
corner of lots Nos. 8 and 9 and running thence with Easley Bridge Road N. 29-09 E. 80 feet  
to an iron pin joint corner of lots Nos. 7 and 8 and running thence with the joint line of  
said lots S 60-51 E 186.9 feet to an iron pin rear joint corner of lots Nos. 7, 8, 60 and  
61; thence along the rear joint line of lots Nos. 8 and 60 S 24-30 W. 80 feet to an iron  
pin rear joint corner of lots Nos. 8, 9, 59 and 60; thence along the joint line lots Nos.  
8 and 9 N 60-51 W 193 feet to the iron pin in the Easley Bridge Road, the point of beginning.

Lot No. 60

Beginning at an iron pin on the north side of Flora Ave. 83 feet in a northerly direction  
from the north east intersection of Harvard and Flora Avenues, joint corner of lots Nos.  
59 and 60, and running thence along Flora Ave. N. 29-07 E. 79.8 ft. to I P joint corners  
of lots Nos. 60 and 61; thence along the joint line of said lots N 60-51 W 174.7 feet to  
an iron pin rear joint corners of lots Nos. 7, 8, 60 and 61; thence along the rear joint  
line of lots Nos. 8 and 60 S 24-30 W 80 feet to an iron pin rear joint corners of lots  
Nos. 8, 9, 59 and 60; thence along the joint line of lots Nos. 59 and 60 S 60-51 E 168 feet  
to an iron pin and Flora Ave. the point of beginning.

The property herein conveyed is subject to the following restrictions:

1. 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 persons wholly or partly of African descent.
2. No building shall be erected on said lot 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 nor nearer than 5 feet from the rear line of said lot.
4. The grantor reserves unto itself and its successors the right to authorize the placing, repairing and maintaining of 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 and other sanitary sewerage.
6. No use shall be made of said lot which would constitute a nuisance to the adjoining lot owners.