

TITLE TO REAL ESTATE

KEYS PRINTING CO., GREENVILLE, S. C.

STATE OF SOUTH CAROLINA,

Greenville County.

KNOW ALL MEN BY THESE PRESENTS, That Annie Lou Newman and J. L. Newman, as Administrator, C. T. A.,
of the Estate of Mary Ella McDaniel deceased

_____ in the State aforesaid _____
in consideration of the sum of Eleven Hundred and No/100 (\$1,100.00) _____
_____ DOLLARS,

to us paid by G. W. McManaway

in the State aforesaid, (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 G. W. McManaway

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

on the South side of Ben Street, and designated as 45 feet from the Western side of Lot #9
and 25 feet from the Eastern side of Lot #10 of McDaniel Heights, a plat of which is recorded
in the R. M. C.'s Office for Greenville County in Plat Book "G" at page 214, and having
according to said plat the following metes and bounds, courses and distances, to wit:

The Western part of Lot #9; BEGINNING at an iron pin on the South side
of Ben Street, 417 feet from the southwestern intersection of McDaniel Avenue and Ben Street;
which iron pin is 15 feet West of the joint corner of Lots #8 and 9, and running thence along
the line of Ben Street Due West 45 feet to an iron pin, joint corner of Lots #9 and 10,
thence along the joint line of said lots Due South 170 feet to an iron pin, rear joint corner
of said lots, thence along the line of the playground Due East 45 feet to an iron pin, thence
Due North 170 feet to an iron pin in the line of Ben Street, the point of beginning.

The Eastern part of Lot #10: BEGINNING AT an iron pin, joint corner of
Lots #9 and 10 and running thence with the joint line of said lots Due South 170 feet to an
iron pin, rear joint corner of said lots, thence along the line of the playground Due West 25
feet to an iron pin, thence Due North 170 feet to an iron pin in the line of Ben Street; thence
along the line of Ben Street Due East 25 feet to the point of beginning.

The within conveyance is made subject to the following restrictions:

1. The property herein conveyed shall be used exclusively for residential purposes.
2. The said property shall not be sold, rented, or otherwise disposed of to any person or persons than of Caucasian race.
3. That the front portion of any building to be constructed upon said property shall not be nearer than 40 feet of the front property line, and
4. No building other than outhouses shall be erected upon said property costing less than the sum of \$6,500.00.