

The State of South Carolina }  
GREENVILLE COUNTY.

KNOW ALL MEN BY THESE PRESENTS, That I, D. B. Tripp, of Greenville City and County, in the State aforesaid, in consideration of the sum of Two hundred no/100 dollars to me paid by D.M. Phillips

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 D. M. Phillips

all that piece, parcel of lot of land in Cleveland Township, Greenville County, State of South Carolina, being Lot No. 30 of a subdivision of D. B. Tripp's land at River Falls, as per plat of said subdivision made by W. A. Hester, Surveyor, April 21, 1926, which plat is recorded in R. M. C. Office for said County and State in Plat Book G, page 89, reference to which is hereby craved.

This conveyance is made subject to the following conditions and restrictions, which are conditions subsequent, and a part of the consideration for this conveyance: The said property shall not be used for business purposes, but shall be used for residential purposes for white people 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.

The above described land is a portion of the same conveyed to me by J. D. Trammell, as Administrator with the will annexed of the estate of C. G. Drake, deceased, and Mary A. Drake (see will of C. G. Drake on file in office of Probate Judge for Greenville County in Apartment No. 150, File 40) by deed dated May 8, 1926 (and recorded in R. M. C. Office for Greenville County in Book 113, page 82.

The grantor agrees to pay taxes for the year 1949.

TOGETHER with all and singular the rights, members, hereditaments and appurtenances 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 said D. M. Phillips, his heirs and assigns forever.

AND I do hereby bind myself and my heirs, executors and administrators, to warrant and forever defend all and singular the said premises unto the said D. M. Phillips, his

heirs and assigns, against myself and my heirs and every other person whomsoever lawfully claiming, or to claim the same or any part thereof.

Witness my Hand and Seal this 26th day of September in the year of our Lord one thousand nine hundred Forty-nine

Signed, Sealed and Delivered in Presence of:

Anna M. Beatty  
Sara Clark

DB Tripp

(SEAL)

The State of South Carolina }  
GREENVILLE COUNTY.

Personally appeared before me \_\_\_\_\_ and made oath that he saw the within named D. B. Tripp sign, seal and, as his act and deed, deliver the within written Deed for the uses and purposes herein mentioned, and that he with \_\_\_\_\_ witnessed the execution thereof.

Sworn to before me this 29th day of September 1949.  
Anna M. Beatty (L. S.)  
Notary Public, S. C.

Sara Clark

The State of South Carolina }  
GREENVILLE COUNTY.

GRANTOR A WIDOWER  
RENUNCIATION OF DOWER.

I, \_\_\_\_\_ a Notary Public for S. C., do hereby certify unto all whom it may concern, that ~~the wife of the within named~~ the wife of the within named D. B. Tripp, did this day appear before me, and, upon being privately and separately examined by me, did declare that she does freely, voluntarily and without any compulsion, dread or fear of any person or persons whomsoever, renounce, release and forever relinquish unto the within named \_\_\_\_\_

heirs and assigns, all her interest and estate, and also her right and claim of dower of, in or to all and singular the premises within mentioned and released.

GIVEN under my Hand and Seal this \_\_\_\_\_ day of \_\_\_\_\_ (L. S.)

Notary Public, S. C.

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