

State Of South Carolina

Greenville COUNTY

FILED GREENVILLE CO.

JAN 21 11 42 AM 1950

WILLIE FARNISH, JR. R. Know All Men by These Presents:

That I, Geanie L. Caldwell, in consideration of the sum of One Thousand Five Hundred Ninety (\$1,590.00) in the State aforesaid, DOLLARS,

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (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 S.T. Westmoreland and Helen B. Westmoreland and their heirs and assigns: All of those parcels or lots of land situate and being in Chick Springs Township of Greenville County, South Carolina, near the City of Greer and North therefrom, lying on the North side of U.S. Super Highway No. 29, being known and designated as lots Nos. 3, 4 and 8 on a plat of property made for Mrs. Geanie Caldwell by H.L. Dunahoo, Surveyor, dated October 24-25, 1949, recorded in the R.M.C. Office for Greenville County in Plat Book X, at page 1. Lots Nos. 3 and 4 have a combined frontage on said U.S. Highway of 137 feet and extend along the western side of Caldwell Street to a uniform depth of 200 feet, with a combined rear width of 137 feet. Reference to said plat and record thereof is expressly made for a detailed description of said lots. Lot No. 8 lies on the western side of Ashmore Street, and has a frontage of 100 feet thereon and has a frontage of 41 feet on the northern side of said U.S. Highway. Reference is also made to said plat and record thereof for a detailed description of this lot.

This property is to be used only for residential purposes and with desirable appurtenances thereto, for White people only, and specifically prohibited are trailer camps, tourist courts, clubs, dance halls and so-called "honky-tonks" or "juke-joints", and the sales of beer, wine and alcoholic liquors. No dwelling shall be erected for a cost of less than \$3500.00, and the same must be placed at least 20 feet from the street on which it faces. These restrictions are for the benefit of the grantor and all owners of property in this subdivision, and any violation thereof shall entitle any owner of the same to injunctive relief. However, the rights of any lien creditors shall not be impaired by violations of these restrictions.

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 said Premises before mentioned unto the grantee(s) hereinabove named, and their Heirs and Assigns forever.

And the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s) Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and the grantee's(s) Heirs and Assigns against the grantor(s) and the grantor's(s) Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the grantor's(s) hand and seal this 23rd day of November in the year of our Lord One Thousand Nine Hundred and Forty-nine

Signed, Sealed and Delivered in the Presence of

H.D. Hawkins

Ansel M. Hawkins

Geanie L. Caldwell (Seal)

(Seal)

(Seal)

(Seal)

(Seal)

State of South Carolina

Greenville COUNTY

Personally appeared before me Ansel M. Hawkins

and made oath that he saw the within named grantor(s) Mrs. Geanie L. Caldwell

sign, seal and as her act and deed

deliver the within written deed, and that he, with H.D. Hawkins

witnessed the execution thereof.

Sworn to before me this 23rd

day of November, A. D. 1949

H.D. Hawkins

Notary Public for South Carolina

Ansel M. Hawkins

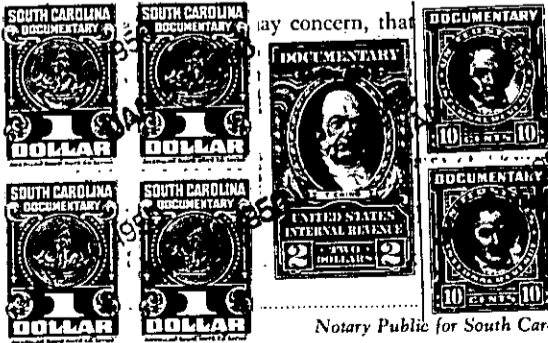
State of South Carolina

Greenville COUNTY

RENUNCIATION OF DOWER

I,

Notary Public, do hereby certify



may concern, that

privately and separately examined by me, did declare that she does freely, voluntarily, person or persons whomsoever, renounce, release, and forever relinquish unto

Heirs and Assigns, all her interest and

in or to all and singular the premises within mentioned and released.

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(Seal)

Cancelled documentary stamps attached: S. C. \$ U. S. \$

Recorded this 21st day of January, 1950, at 11:42 A. M., No. 1762

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