

STATE OF SOUTH CAROLINA

GREENVILLE COUNTY

JUL 6 10 25 AM '52



Know All Men by These Presents:

That we, H. H. Goodwin, Jr. and Ruby Evelyn Goodwin in the State aforesaid, in consideration of the sum of SEVEN HUNDRED FIFTY and No/100 - - - - - 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 McCall Manufacturing Company, their Successors and Assigns forever, all that piece, parcel or lot of land in Butler Township, Greenville County, State of South Carolina, being known and designated as lot No. 60 on a Plat of property of Marsmen, Inc., made by Dalton and Neves, June 1945, recorded in the RMC Office for Greenville County, in Plat Book "P", page 5, and having, according to said Plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the East side of Whitaker Circle, joint corner of lots Nos. 57 and 60, and running thence with line of lot No. 57, N. 78-55 E., 167.8 feet to an iron pin, joint corner of lots Nos. 57, 58, 59 and 60; thence with line of lot No. 59, S. 11-05 E., 250 feet to an iron pin on the North side of Whitaker Circle; thence with Whitaker Circle, in a Westerly direction, 116.1 feet to an iron pin; thence still with Whitaker Circle in a curved line, N. 54-12 W., 84.6 feet to an iron pin on the East side of Whitaker Circle; thence still with Whitaker Circle, N. 9-12 W., 184.3 feet to an iron pin, the beginning corner. GRANTEE to pay 1952 taxes.

This is a portion of the property conveyed by the heirs of E. S. Griffin to Marsmen, Inc., by deed recorded in the RMC Office for Greenville County, in Deed Book 278 at page 94, and a portion of this land including the above described lot, is being developed as a residential district, and is sold subject to the following restrictions which constitute a part of the consideration hereof, and shall be effective for a period of fifty (50) years from the date hereof.

- (1) Said property is to be sold or used for residential purposes only; (2) No house to be built thereon at a cost of less than \$4,000.00; (3) No house to be erected nearer than 25 feet from Whitaker Circle. (4) Said property is not to be sold, rented or otherwise disposed of to any person of African descent.

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 ~~Heirs and Assigns forever~~ their Successors 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 s and seals this 24th day of July in the year of our Lord One Thousand Nine Hundred and fifty-two

Signed, Sealed and Delivered in the Presence of

Genobia Cox
Emilie McCormick

H. H. Goodwin Jr. (Seal)
Ruby Evelyn Goodwin (Seal)

(Seal)

State of South Carolina, Greenville County

Personally appeared before me Genobia Cox

and made oath that she saw the within named grantor(s) H.H. Goodwin, Jr. and Ruby Evelyn Goodwin sign, seal and as their act and deed deliver the within written deed, and that she, with Emilie McCormick witnessed the execution thereof.

Sworn to before me this 24th day of July, A. D. 19 52
Emilie Bird McCormick (Seal)
Notary Public for South Carolina

Genobia Cox

State of South Carolina, Greenville County

RENUNCIATION OF DOWER

I, Emilie Bird McCormick

Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Ruby Evelyn Goodwin wife of the within named H. H. Goodwin, Jr. 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 McCall Mfg. Co. their Successors and Assigns ~~Heirs and Assigns~~ all her interest and estate, and also all 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 24th day of July, A. D. 19 52
Emilie Bird McCormick (Seal)
Notary Public for South Carolina

Ruby Evelyn Goodwin

Cancelled documentary stamps attached: S. C. \$ _____; U. S. \$ _____
Recorded this 6th day of July 19 52, at 10 AM, No. 26 A. 17338
280-1-5U