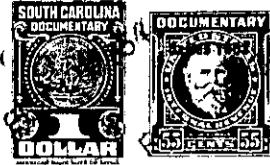


TITLE TO REAL ESTATE - Offices of PRICE & POAG, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA
GREENVILLE COUNTY

FEB 10 10 06 AM 1954



Know All Men by These Presents:
R. M. C.

That I, M. W. Fore in consideration of the sum of One Hundred Nineteen and NO/100 (\$119.00) 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

Minnie B. Robinson, her heirs and assigns

All that piece, parcel or lot of land in the State and County aforesaid and more particularly described as Lot 36 of Section 1 of Caroline Court, as shown by plat recorded in the R. M. C. Office of Greenville County in Plat Book EE at page 44, and having, according to said plat, the following courses and distances, to wit:

BEGINNING at an iron pin on the Southern side of Marlana Avenue at the joint front corner of Lots Nos. 35 and 36 and running thence with the joint line of said lots S. 25-15 W. 247.1 feet to a point; thence S. 64-38 E. 100 feet to the joint rear corner of lot Nos. 36 and 37; thence with the joint line of said lots N. 25-15 E. 247.3 feet to a point on the Southern side of Marlana Avenue; thence with Marlana Avenue N. 64-45 W. 100 feet to the point of beginning.

This conveyance is subject to the following covenants, conditions and restrictions:

"That the said lands shall not be sold, rented or otherwise disposed of to any Negro or person of African descent. No residence to cost less than Seven Thousand & Five Hundred (\$7,500.00) Dollars shall be erected on said lots; and no residence shall be erected on lots nearer the front line than building line as shown on plat; and no residence shall be built on any lot unless said lot has 50 feet, or more, frontage; no outside toilets permitted and sewage to be disposed of by approved septic tanks. No business buildings shall be erected on any lot other than lots fronting on U. S. Highway #29."

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 her 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 5th day of February in the year of our Lord One Thousand Nine Hundred and Fifty-four

Signed, Sealed and Delivered in the Presence of

[Signatures]

[Signature] (Seal)
(Seal)
(Seal)
(Seal)
(Seal)

State of South Carolina
Greenville County

Personally appeared before me J. D. Poag

and made oath that he saw the within named grantor(s) M. W. Fore sign, seal and as his act and deed deliver the within written deed, and that he, with J. H. Price, Jr. witnessed the execution thereof.

Sworn to before me this 5th day of February, A. D. 19 54
[Signature] (Seal)
Notary Public for South Carolina

[Signature]

State of South Carolina
Greenville County

RENUNCIATION OF DOWER

I, J. H. Price, Jr. Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Aubrey C. Fore wife of the within named M. W. Fore 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 Minnie B. Robinson, her 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 5th day of February, A. D. 19 54
[Signature] (Seal)
Notary Public for South Carolina

[Signature]

Cancelled documentary stamps attached: S. C. \$; U. S. \$ 10:08 A.M.
Recorded this 10th day of February 19 54 at M., No. #3075