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State of South Carolina, }
COUNTY OF Greenville }

KNOW ALL MEN BY THESE PRESENTS, That The Colonia Company by W.J. Thackston, President
and Treasurer

a corporation chartered under the laws of the State of South Carolina and having its principal place of business at
Greenville in the State of South Carolina for and in consideration of the

sum of One thousand Dollars
to it in hand duly paid at and before the sealing and delivery of these presents by the grantee hereinafter named. (the receipt whereof is hereby acknowledged)
has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto Vivian M. Manning, All that

piece, parcel or lot of land in the State and County aforesaid, about three miles from the City
of Greenville, and being lot in the sub-division of the said Colonia Company, containing two acres
more or less, according to survey made by F.G. Rogers, D.S. and having the following metes and
bounds, to wit:

Beginning at an iron pin on the E. side of Clarendon Avenue; thence S. 43° 50' E. 350 feet; thence
N. 46° 10' E. 249 feet to an iron pin; thence N. 43° 50' W. 350 feet to an iron pin on Clarendon
Avenue; thence with Clarendon Avenue S. 46° 10' W. 249 feet to the beginning corner.

This deed subject to the following limitations and conditions:
The purchaser hereunder shall use the within described property for residence for white persons
only (this however not to apply to servants attached to the premises).
A residence to cost not less than \$3,000.00, shall be erected on the premises within twelve months
from date hereof.
The purchaser to be amenable to all reasonable, sanitary rules and regulations that may be
passed or adopted by the owners of the lots purchased from this Company.

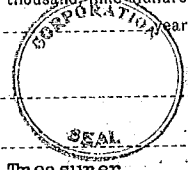
Together with all and singular the rights, members, hereditaments and appurtenances to the said premises belonging or in anywise incident or appertaining
To have and to hold all and singular the premises before mentioned unto the grantee hereinabove named, and his heirs and assigns forever.

And the said granting corporation does hereby bind itself and its successors to warrant and forever defend all and singular the said premises unto the
grantee hereinabove named, and his heirs and assigns, against itself and its successors, and against every person
whomsoever lawfully claiming or to claim the same or any part thereof.

In witness whereof the said granting corporation has caused its corporate seal to be hereunto affixed and these presents to be subscribed by its duly
authorized officers, to wit: W.J. Thackston, President and Treasurer of the Company
on this the 24th day of February in the year of our Lord one thousand nine hundred and
ten and in the one hundred and 34th year of the
sovereignty and independence of the United States of America.

Signed, sealed and delivered in the presence of:
H.Y. Thackston,
Thos. H. Lee,

Colonia Company
By
W.J. Thackston
and President and Treasurer



STATE OF SOUTH CAROLINA,
COUNTY OF Greenville }

Personally appeared before me H.Y. Thackston and made oath that he saw the within named
Colonia Company
by its duly authorized officers, W.J. Thackston, Pres. & Treas.
sign, seal with its corporate seal and as the act and deed of said corporation deliver the within written deed, and that he with
Thos. B. Lee witnessed the execution thereof

Sworn to before me, this 24,
day of Feby., A. D. 1910.
T.G. Davis (SEAL)
Notary Public for South Carolina.

H.Y. Thackston