

THE STATE OF SOUTH CAROLINA,

COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, That Mrs. J. B. Hudson

In the State aforesaid, in consideration of the sum of Five DOLLARS, and other valuable considerations to me in hand paid at and before the sealing of these presents by J. B. Stepp

(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 J. B. Stepp, All those two certain lots of land, situated in the County and State aforesaid, and being known as lots numbers 89 and 90 of Block "C" according to a plat of Mountain View Land Co., made by W.A. Adams, February 1910 and recorded in R.M.C. Office for Greenville County in Plat Book "A", pages 396 and 397 and having the following metes and bounds, to-wit:-

Beginning at a pin on the East side of Bailey Street, 147 feet from the intersection of Bailey Street and Green Street, and running thence N. 89-1/2 W. 132 feet to a pin on Green Street; thence with said Green Street N. 35-25' E. 175 feet to a pin on Bailey Street; thence with said Bailey Street S. 11-1/2 E. 147 feet to the beginning point.

This deed is subject to the following restrictions, which shall apply for a period of twenty-five years from date thereof:

The property herein conveyed, or any part thereof is not to be sold, rented, or otherwise disposed of to persons of African descent.

No. liquor or ardent spirits shall be sold on the property. No dwelling shall be erected thereon to cost less than one thousand dollars, but any person may use two or more lots, placing one residence thereon. No building shall be erected nearer the street than fifteen feet. No use shall be made of the lots sold, or any part thereof which would constitute a nuisance, or injure the value of any of the neighboring lots.

The layout of the lots shall be adhered to as shown by the plat and no scheme of facing lots in any other direction than that shown on the plat shall be used.

The Company reserves the right to lay or place or authorize the laying or placing of electric or other street car tracks, sewer, gas or water pipes, electric conduits or pipes, telephone or electric light poles, or any other work or instruments of public utility on or in any of the Streets as shown on the plat of this property without compensation to any lot owner.

In event of violation by the purchaser of the first restriction above, the title of this tract shall revert to the grantor, except as against lien creditors, and in event of violation of any of the other above restrictions, or provisions, the grantor shall have the right to enforce the same by proper procedures.

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 said H. B. Lee, Rev

heirs and assigns, forever.

AND myself and my do hereby bind heirs, executors and administrators, to warrant and forever defend, all and singular, the said premises unto the said H. B. Lee, Rev

heirs and assigns, against me and mine heirs, and against every person whomsoever lawfully claiming or to claim the same, or any part thereof.

WITNESS my hand and seal, this 9th day of March in the year of our Lord one thousand nine hundred and twenty-three and in the one hundred forty-second year of the Sovereignty and Independence of the United States of America.

Signed, sealed and delivered in the presence of A. L. Brumgardner Mrs. J. B. Hudson (L. S.) W. L. Stepp (L. S.) (L. S.) (L. S.) (L. S.)

Revenues Stamps Cancelled

Dollars	00
Cents	00

STATE OF SOUTH CAROLINA, } County of Greenville.

PERSONALLY appeared before me, W. L. Stepp

and made oath that he saw the within named Mrs. J. B. Hudson

sign, seal, and as Deed act and deed, deliver the within written Deed; and that he, with A. L. Brumgardner witnessed the execution thereof.

SWORN to before me, this 9th day of March A. D. 1923 } W. L. Stepp (L. S.) L. L. Benson Notary Public for S. C.



STATE OF SOUTH CAROLINA, } County of Greenville.

RENUNCIATION OF DOWER I, _____ do hereby certify

unto all whom it may concern, that Mrs. _____ wife of the within named _____

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 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 _____ day of _____ A. D. 1923 } _____ (L. S.) Notary Public for S. C.

Recorded April 10th 1923

END OF DEED