TITLE TO REAL ESTATE

WALKER, EVANS & COGSWELL CO., CHARLESTON, S. C. 40750—1-28-46

THE STATE OF SOUTH CAROLINA,
County of Greenville.

KNOW ALL MEN BY THESE PRESENTS, That I, Mrs. M. H. Piper

in the State aforesaid,

in consideration of the sum of

Two Hundred Ninety Five ($295.00), Dollars

to me in hand paid

at and before the sealing of these presents by R. M. Stallings

(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

R. M. Stallings, his heirs and assigns forever:

All that certain piece, parcel or lot of land situate, lying and being on the Northwest side of Dakota Avenue, near the City of Greenville, in the County of Greenville, State of South Carolina, being shown as Lot 13 of Block "A" on Plat of Fair Heights, made by R. E. Dalton, Engineer, October, 1924, recorded in the R. M. C. Office for Greenville County, S.C., in Plat Book "F", Page 257, and having according to said Plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Northwest side of Dakota Avenue at joint corner of Lots 12 and 13 of Block "A", said pin being 100 feet in a Northeasterly direction from the corner of Dakota Avenue and Decatur Street and running thence with the line of Lot 12, N. 58-40 W. 150 feet to an iron pin; thence N. 31-20 E. 50 feet to an iron pin; thence with the line of Lot 14, S. 58-40 E. 150 feet to an iron pin ~~thence with the line of Lot 14, S. 58-40 E. 150 feet to an iron pin~~ on the Northwest side of Dakota Avenue; thence with the Northwest side of Dakota Avenue, S. 31-20 W. 50 feet to the beginning corner.

This property is conveyed subject to the following building restrictions:

(1) No building shall be constructed on said property costing less than $1500.00.

(2) This property shall not be sold, rented, leased or otherwise transferred to negroes or persons of African descent.

The Grantee agrees to pay 1946 Taxes.