

TITLE TO REAL ESTATE

PROVENCE-JARRARD CO.-GREENVILLE 56557

THE STATE OF SOUTH CAROLINA,  
County of Greenville

KNOW ALL MEN BY THESE PRESENTS, That I, Amon Aldridge Knight

..... in the State aforesaid,  
..... in consideration of the sum of  
Three Hundred and No/100 (\$300.00) ..... Dollars

to me ..... in hand paid  
at and before the sealing of these presents by W. L. Vaughn

(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  
W. L. Vaughn, his heirs and assigns for ever.

All that piece, parcel or lot of land in Greenville ..... Township, Greenville County, State of South Carolina.

known and designated as Lot No. 7 as shown on plat of Tract No. 2 of the Estate of John B. Marshall made by Dalton & Neaves, October, 1939 and said plat being recorded in the office of the RMC for Greenville County, South Carolina in plat Book "J" at pages 132 and 133, said lot having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the west saide of the White Horse Road, 655 feet from the intersection of the said white horse Road with the Easley Bridge Road, said Point being the joint front corner of lots Nos. 6 & 7 running thence with said White Horse Road S. 9-30 W. Eighty (80) feet to the joint corner of Lots 7 & 8; thence with the common line of lots 7 & 8 N. 80-30 W. Two Hundred and ten (210) Feet to an iron pin, the joint rear corner of lots 7 & 8; thence in a Northeasterly direction Eighty-five and three/tenths (85.3) feet to an iron pin, the joint rear corner of Lots 6 & 7; thence along the common lines of Lots 6 & 7 S-80-30-E. one hundred and Eighty and two/tenths (180.2) feet to an iron pin on-the West side of the White Horse Road, the beginning corner.

This conveyance is made subject to the following restrictions:

(1) - That the said land shall be used exclusively for residential purposes for White persons only and that the said land shall never be sold, rented or otherwise disposed of to any paerson wholly or partly of African-decent.

(2) - That no Building shall be erected on said lot costing less than the sum of \$1,000.00.

(3) - That no Building shall be erected nearer the front line of said lot than 30 feet nor nearer than 10 feet from either saide line nor nearer than 5 feet from the rear line of said lot.

(4) - That the grantor reserves to him self, his heirs and assigns, the rights to authorize the placing, maintaining and repairing of any and all public utilities in the Streets without compensation to any lot owner.

(5) - That no surface closet or cess pool shall ever be maintained on said lot but only septic tanks or other sanitary sewerage.

(6) - That no use shall be made of said lot which would constitute a nuisance to the adjoining lot owner.