

TITLE TO REAL ESTATE--Prepared by HENRY P. WILLIMON, Attorney at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

Know All Men by These Presents:

That I, M. W. Fore in the State aforesaid, in consideration of the sum of Forty-nine & 50/100 (\$49.50) 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 Ruth Seay, her heirs and assigns, forever:

ALL that piece, parcel or lot of land near the City of Greenville, State of South Carolina, being known and designated as Lot No. 94 of a subdivision known as Fore Estates, shown by a plat thereof, dated March, 1952, made by Dalton & Neves, Engineers, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin joint corner of Lots No. 94 and 95 and running thence along the said line of Lot No. 95, S. 14-51 E. 150 feet to iron pin; thence running at an angle S. 71-09 E. 90.26 feet to an iron pin at rear of Lot No. 93; thence running with the line of said of said Lot No. 93, N. 14-51 W. 200.3 feet to iron pin on Lockman Drive; thence with the said Lockman Drive S. 75-09 W. 75 feet to iron pin at point of beginning.

THAT the said lands shall not be sold, rented or otherwise disposed of to any person of African descent or any negro. No residence to cost less than Seven Thousand & Five Hundred (\$7,500.00) Dollars, shall be erected on said lots, no residence shall be erected on lots fronting Polk Boulevard nearer than Thirty (30) feet to the front line on Caroline Street and Lockman Drive nearer than Forty (40) feet to the front line; no residence shall be built on any lot unless said lot has Fifty (50) feet, or more frontage; no outside toilets permitted and sewage to be disposed of by approved septic tanks.

THIS deed is made subject to the right-of-way of Duke Power Company.

GRANTEE to pay taxes for the year 1952.

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 14th day of October in the year of our Lord One Thousand Nine Hundred and Fifty-two.

Signed, Sealed and Delivered in the Presence of

[Signatures of witnesses]

[Signature of M. W. Fore]

(Seal) (Seal) (Seal) (Seal) (Seal)

State of South Carolina, Greenville County

Personally appeared before me Milton Hendrix

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 Henry P. Willimon witnessed the execution thereof.

Sworn to before me this 14th day of October, A. D. 1952. [Signature] (Seal) Notary Public for South Carolina

[Signature of Milton Hendrix]

State of South Carolina, Greenville County

RENUNCIATION OF DOWER

I, Henry P. Willimon 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 Ruth Seay, 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 14th day of October, A. D. 1952. [Signature] (Seal) Notary Public for South Carolina

[Signature of Aubrey C. Fore]

Cancelled documentary stamps attached: S. C. \$; U. S. \$; Recorded this 22nd day of October 1952, at 10:00 A. M., No. #23473

247-5-120