

State of South Carolina,
County of Greenville.

Whereas Riverside Land Company heretofore contracted to convey to H.W.Hill the lot of land hereinafter described; and upon his death before said conveyance should be made to convey the same to his heirs at law; and whereas said H.W.Hill died before the execution of the conveyances to him and his heirs at law have conveyed their interests in said lot to G.W.Hill.

KNOW ALL MEN BY THESE PRESENTS That RIVERSIDE LAND COMPANY a corporation chartered under the laws of the state aforesaid, and having its principal place of business at Greenville, in the State aforesaid, for and in consideration of the sum of One 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 G.W.Hill

lot of land situate in the County and State aforesaid, being a part of the lands of said Company, known as "Riverside," said lot being known and designated on a plat of said lands made by Carter & Pringle, surveyors, (which plat is of record in said office) as lot number 4 of block U fronting fifty feet on Palmetto Avenue and extending back one hundred and twenty five (125) feet to an alley in the rear.

State of South Carolina) Personally appeared before me J.A.Woodward and made oath that he saw County of Richland) the within named T.C.Williams as Secretary of Riverside Land Company sign seal and as the act and deed of said corporation deliver the within written deed and that he with G.W.Haltiwanger witnessed the execution thereof. Sworn to before me this 21 day of

June A.D.1909. G.W.Haltiwanger (Seal) J.A.Woodward. Notary Public for S.C.

Together with all and singular, the rights, members, hereditaments and appurtenances to the said premises belonging or in anyway 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.

Upon the following conditions, however:-

FIRST.-That the property is not to be sold, rented or otherwise disposed of to persons of African descent.

SECOND.-That no liquor or ardent spirits are to be sold on the property.

THIRD.-That no Residence shall be built on said lot to cost less than Fifteen Hundred Dollars but any person may use two or more lots, placing one residence thereon.

FOURTH.-That no building shall be erected nearer the street than the building line shown on the said plat, which is feet from all streets.

FIFTH.-That no use shall be made of the lot sold, or any part thereof, which would constitute a nuisance or injure the value of any of the neighboring lots.

SIXTH.-That the lay out of the lots as shown on said plan shall be adhered to; and no scheme of facing lots in any other direction than that shown on said plat shall be permitted.

SEVENTH.-That the Company reserves the right to lay and place or authorize the laying and placing of electric or other streetcar tracks, sewer, gas and water pipes, electric conduits or pipes, telegraph, telephone and electric light poles, or any other work or instrument of public utility, on or in any of the streets of said Riverside, without compensation to any lot owner.

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, its President and Secretary on this the 19th day of June in the year of our Lord one thousand, nine hundred and nine

and in the one hundred and thirty third year of the sovereignty and independence of the United States of America

Signed, sealed and delivered in the presence of: E.M.Blythe, Chas.Earle McAlister, J.A.Woodward, G.W.Haltiwanger as to H.J.Haynesworth. Riverside Land Company. H.J.Haynesworth, T.C.Williams. President and Secretary

State of South Carolina,
County of Greenville.

Personally appeared before me Chas.Earle McAlister and made oath that he saw the within named H.J.Haynesworth as President, and as Secretary of Riverside Land Company, sign, seal and as the act and deed of said corporation deliver the within written deed, and that he, with E.M.Blythe witnessed the execution thereof.

Sworn to before me, this 19th day of June A. D. 1909. E.M.Blythe (SEAL) Notary Public for South Carolina. Chas.Earle McAlister.

Recorded for July 1st 1909.

State of South Carolina,
County of Greenville.

KNOW ALL MEN BY THESE PRESENTS That RIVERSIDE LAND COMPANY a corporation chartered under the laws of the state aforesaid, and having its principal place of business at Greenville, in the State aforesaid, for and in consideration of the sum of Three hundred 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 S.M.McElrath

lot of land situate in the County and State aforesaid, being a part of the lands of said Company, known as "Riverside," said lot being known and designated on a plat of said lands made by Carter & Pringle, surveyors, (which plat is of record in said office) as lot number Four of block AA fronting fifty feet on Colonial Avenue and extending back one hundred and twenty five feet to an alley.

State of South Carolina) Personally appeared before me Grace E.Minshall who being duly sworn says County of Greenville) that she saw the within named H.J.Haynesworth as President of Riverside Land Company sign, seal and as the act and deed of said corporation deliver the within written deed and that she with Jas.R.Lawrence witnessed the execution thereof. Sworn to before me this July 6th 1909. E.M.Blythe (Seal) Grace E.Minshall. Not. Pub. S.C.

Together with all and singular, the rights, members, hereditaments and appurtenances to the said premises belonging or in anyway 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.

Upon the following conditions, however:-

FIRST.-That the property is not to be sold, rented or otherwise disposed of to persons of African descent.

SECOND.-That no liquor or ardent spirits are to be sold on the property.

THIRD.-That no Residence shall be built on said lot to cost less than \$1500.00 Dollars but any person may use two or more lots, placing one residence thereon.

FOURTH.-That no building shall be erected nearer the street than the building line shown on the said plat, which is feet from all streets.

FIFTH.-That no use shall be made of the lot sold, or any part thereof, which would constitute a nuisance or injure the value of any of the neighboring lots.

SIXTH.-That the lay out of the lots as shown on said plan shall be adhered to; and no scheme of facing lots in any other direction than that shown on said plat shall be permitted.

SEVENTH.-That the Company reserves the right to lay and place or authorize the laying and placing of electric or other streetcar tracks, sewer, gas and water pipes, electric conduits or pipes, telegraph, telephone and electric light poles, or any other work or instrument of public utility, on or in any of the streets of said Riverside, without compensation to any lot owner.

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, its President and Secretary on this the 1st day of July in the year of our Lord one thousand, nine hundred and nine

and in the one hundred and thirty third year of the sovereignty and independence of the United States of America

Signed, sealed and delivered in the presence of: J.B.McGee Jr., G.W.Haltiwanger, Jas.R.Lawrence, Grace E.Minshall as to H.J.H. Riverside Land Company. H.J.Haynesworth, T.C.Williams. President and Secretary

State of South Carolina,
County of Richland.

Personally appeared before me J.B.McGee Jr. and made oath that he saw the within named T.C.Williams as Secretary of Riverside Land Company, sign, seal and as the act and deed of said corporation deliver the within written deed, and that he, with G.W.Haltiwanger witnessed the execution thereof.

Sworn to before me, this 3d day of July A. D. 1909. G.W.Haltiwanger (SEAL) Notary Public for South Carolina. J.B.McGee Jr.

Recorded for July 24th 1909.