

Suburban Land Company DEED TO Charles Lee
State of South Carolina, }
COUNTY OF Greenville }

KNOW ALL MEN BY THESE PRESENTS, That Suburban Land Company

a corporation chartered under the laws of the State of South Carolina and having its principal place of business at Greenville in the State of South Carolina for and in consideration of the sum of Fifteen hundred eighty & no/100 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

Charles Lee, all that certain piece, parcel or lot of land situate just without the corporate limits of the City of Greenville, County and State aforesaid, being known and designated on plat of Suburban Land Company as lots No. 45 and 46 of "Sans Souci Villa", and having the following metes and bounds, to wit:

BEGINNING at an iron pin on the east side of Brockman Avenue corner of lot No. 44, and running thence S. 57.25 E. 197 feet to iron pin in line of lot No. 53; thence N. 13.30 E. 176 feet to iron pin corner of lot No. 47; thence N. 57.25 W. 211 feet to iron pin on Brockman Avenue; thence with Brockman Avenue S. 10.30 W. 182 feet to the beginning corner.

- Upon condition, however which is part of the consideration of this deed and condition subsequent;
- (1) That no house shall be built upon this lot costing less than Fifteen Hundred Dollars (\$1500.00)
 - (2) That this property nor any part thereof shall be sold, rented or otherwise disposed of to any person of African descent.
 - (3) That no building shall be erected nearer to the Street than the building line shown on plat of said property; said line being twenty-five feet from the sidewalk.

TOGETHER with, all and singular, the rights, members, hereditaments and appurtenances to the said premises belonging or in anywise incident or appertaining.

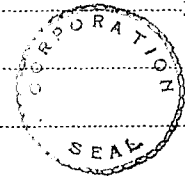
TO HAVE AND TO HOLD, all and singular, the premises before mentioned unto the grantee...hereinabove named, and his heirs and assigns forever.

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, on this the 30th day of April, in the year of our Lord one thousand nine hundred and twelve, and in the one hundred and 36th year of the Sovereignty and Independence of the United States of America.

Signed, Sealed and Delivered in the Presence of
W.B. Boyd, Jr.
Roy H. Bozeman,

Suburban Land Co.
By
Raven I. McDavid, Pres.
and
Frank E. Martin,
Secty. & Treas.



STATE OF SOUTH CAROLINA, }
COUNTY OF Greenville }

Personally appeared before me W.B. Boyd, Jr. and made oath that he saw the within named Raven I. McDavid, Pres. and Frank E. Martin, Sect. & Treas. of Suburban Land Co. by its duly authorized officers, a corporation chartered under the laws of the State of So. Carolina sign, seal with its corporate seal, and as the act and deed of said corporation deliver the within written deed, and that he with Roy H. Bozeman, witnessed the execution thereof.



to before me, this 30th day of April, A. D. 1912.
W.B. Boyd, Jr.
Notary Public for South Carolina.

Recorded for May 4th, 1912.