

Suburban Land Co.

DEED TO

A.M. Rush, et al.

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 Ten dollars and other good and valuable consideration 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...

A.M. Rush, J.N. Bell and O.D. Riddle, all those certain lots of land situate in the County and State aforesaid a short distance without the corporate limits of the City of Greenville, on the east side of Franklin Road, and known as lots Nos. 1, 2, 3, 4, and 5 of Sans Souci Villa, as shown on Plat of Suburban Land Company, recorded in the R.M.C. Office for said County, to-wit:- BEGINNING at a stake on the northeast corner of Franklin and Buncombe Roads and running with the eastern line of said Franklin Road N. 32-35 E. 430 feet to a stake on the Southeast corner of Franklin Road and Young Street; thence with the southern line of said Young Street S. 57-25 E. 200 feet to stake on corner of Lot No. 7; thence with line of Lots Nos. 7 and 6 S. 32-35 W. 430 feet to stake on the north side of Buncombe Road; thence with the northern line of Buncombe Road N. 57-25 W. 200 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 (\$1,500.00) Dollars.
(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 the plat of said property; said line being twenty-five (25) feet from the side-walk.

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 grantees hereinabove named, and their 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 grantees hereinabove named, and their 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 28th day of May, 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 J.P. Ballenger, Roy H. Bozeman,

Suburban Land Co.

By

Raven I. McDavid, Pres.

and

Frank F. Martin, Sec. & Treas.



STATE OF SOUTH CAROLINA,

COUNTY OF Greenville

Personally appeared before me J.P. Ballenger and made oath that he saw the within named Raven I. McDavid & Frank F. Martin, as and as of Suburban Land Co. by its duly authorized officers, a corporation chartered under the laws of the State of South 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.

SWORN to before me, this 31st day of May, A. D. 1912.

J.P. Ballenger

R. Lee Scott (SEAL.) Notary Public for South Carolina.

Recorded for June 14th, 1912.