

STATE OF SOUTH CAROLINA,
Greenville County.

KNOW ALL MEN BY THESE PRESENTS, That I, Charles C. Dill

in consideration of the sum of

in the State aforesaid

Ten Dollars,

and other valuable consideration

to me paid by E.G. Mallard, Jr. and R.A. Mallard

in the State aforesaid, 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 E.G. Mallard, Jr., and R.A. Mallard

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

near the Easley Bridge Road, about 2 1/2 miles west of Greenville Court House, known as lot No. 70 on plat of Highland Subdivision for J.M. Harris, recorded in Plat Book C., page 146 on the east side of Virginia Avenue, fronting 80 feet on said Virginia Avenue and running back on parallel lines 130 feet to property of Jones West, bounded on the north by lot of No. 71, and on the south by lot No. 69.

Subject, however, to the following terms and conditions, which are conditions subsequent: First. That property is not to be sold, rented or otherwise disposed of to persons of African descent.

Second. That no liquor, ardent spirits or near beer are to be sold on the property.

Third. That no house shall be built on the lot herein described to cost less than six hundred fifty 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 10 feet from the street.

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

Sixth. That the layout of the lots shown on said plat 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 grantor reserve the right to lay and place or authorize the laying and placing of electric or other street-car tracts, gas and water pipes, electric conduits or pipes, telegraph, telephone and electric light poles, or any other work or instruments of public utility, on or in any of the Streets of said grantor without compensation to any lot owner.

In the event of a violation by the purchaser of the first provision above, the title to the property herein described shall revert to the grantor, except as against lien creditors, and in event of a violation of any of the other provisions above, the grantor shall have the right to enforce the same by proper proceedings.

The above described land is the same conveyed to me by Nona H. Squires

on the 23rd day of Feb. 1920 recorded in office of Register of Mesne Conveyance for Greenville County, in Book 55 Page 278

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 said E.G. Mallard, Jr., and R.A. Mallard, their heirs and assigns forever.

AND I

do hereby bind myself, my

warrant and forever defend all and singular the said premises unto the said E.G. Mallard, Jr., and R.A. Mallard, their heirs, executors and administrators

heirs and assigns, against me and my heirs, and every other

person whomsoever lawfully claiming, or to claim, the same, or any part thereof.

WITNESS my hand and seal, this 24th day of March in the year of our Lord one thousand nine hundred and twenty-one and in the one hundred and forty -fifth year of the Sovereignty and Independence of the United States of America.

Signed, Sealed and Delivered in the Presence of:

Mary Wilburn,

Charlie C. Dill (SEAL.)

Anne M. Beaty,

(SEAL.)

(SEAL.)

(SEAL.)

(SEAL.)

Revenue Stamps Cancelled

Dollars 1 Cents

STATE OF SOUTH CAROLINA,
Greenville County.

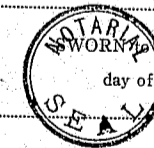
PERSONALLY appeared before me Mary Wilburn

and made oath that she saw the within named Charles C. Dill

sign, seal, and as his act and deed, deliver the within written Deed; for the uses and purposes herein mentioned, and that she, with

Anne M. Beaty

witnessed the execution thereof.



before me, this 24th day of March A. D. 1921 Anna M. Beaty (L. S.)
Notary Public for S. C.

Mary Wilburn

STATE OF SOUTH CAROLINA,
Greenville County.

RENUNCIATION OF DOWER.

I, Julia D. Charles, a Notary Public

concern, that Mrs. Ethel Dill do hereby certify unto all whom it may

the wife of the within named Charles C. Dill

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 the within named E.G. Mallard, Jr., and R.A. Mallard, their

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.

under my hand and seal, this 24th day of March Anno Domini 1921



Julia D. Charles (L. S.)
Notary Public for S. C.

Mrs. Ethel Dill

Recorded March 24th,

1921