

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, That Southeastern Life Insurance Co.

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 valuable considerations 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.E. Morris, F.P. Morris

N.H.H. McKay: All that certain lot, piece or parcel of land situate, lying and being in the State of South Carolina, Greenville County, in the 6th Ward of the City of Greenville, known and designated as lot #3 on plat made by W.D. Neves, bearing date March 13, 1920 and having according to said plat the following metes and bounds, to-wit: Beginning at an iron pin on the East side of Augusta Street, on the Southwest corner of lot No. 2 (which is approximately 165.5 ft. from the south side of McKay Street, and approximately 21.8 ft. from the North side of Tindel Avenue) and running thence N. 89 E. 200 ft. along line of lot No. 2 to an iron pin on the line of Hopkins lot (formerly referred to as lot No. 5 in W.D. Johnson's survey of the Lenhardt property); thence along line of last mentioned lot S. 30 E. 75.5 ft. to an iron pin on line of the Talley lot; thence along last mentioned line S. 89 W. 170 ft. to an iron pin on Augusta Street; thence along said Street N. 15 W. 51.8 ft. to the beginning corner, being the same lot of land conveyed to Southeastern Life Insurance Co. by Mrs. M.C. Boggs by her deed dated March 22, 1923 and recorded in R.M.C. Office for Greenville County in Vol. 89 at page 224.

This conveyance is made subject, however, to the following restrictions: No house shall be erected on said lot or any part thereof costing less than Eight thousand (\$8000.00) Dollars but this shall not apply to a servant's house appertaining to a residence; and these premises shall be used in perpetuity exclusively for residential purposes for white persons only, and shall never be sold, rented or otherwise disposed of to any person of African descent, but servants of such descent while working for white occupants of such premises, may reside thereon.

These conditions are material and are conditions subsequent, having substantially affected the price at which this property is sold. On violation of either condition this deed shall be null and void and said grantor or their heirs or assigns may take possession of the land.

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 hereinafter 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 grantee hereinafter 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 20th day of December in the year of our Lord one thousand nine hundred and twenty-three and in the one hundred and forty eighth year of the Sovereignty and Independence of the United States of America. Signed, Sealed and Delivered in the Presence of R. W. Graham By J. Oregon Lawton, President and R. L. Bryant, Treasurer

Revenue Stamps Cancelled, \$ 4. and 00 cents.

STATE OF SOUTH CAROLINA, County of Greenville. PERSONALLY appeared before me R. W. Graham and made oath that he saw J. Oregon Lawton as President and R. L. Bryant as Treasurer of Southeastern Life Insurance Co. 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 Ruby Martin witnessed the execution thereof.

SWORN to before me, this 20th day of December, A. D. 1923. R. W. Graham (SEAL) Notary Public for South Carolina.

Recorded for: February 7th 1924

END OF DOC.

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, That Old Hickory Garage

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 and no/100 and other valuable considerations 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 C.B. Earle, J.E. Sirrine and

B.E. Geer: All that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina, in Ward Three of the City of Greenville, known as Lots 1, 2, 3 and 4 on the plat of the property of C.C. Hindman made by R.E. Dalton, Engineer, December 1919, and having the following bounds:

Beginning at an iron pin on the northeast corner of Jackson Street and Markley Alley (said point being four feet north of the original line of Markley Alley); thence with said new line of Markley Alley (said line being four feet north of and parallel with the old line of said Markley Alley); S. 67-13 E. 100 feet to an iron pin on 9-foot alley; thence with said alley N. 20-55 E. 105.4 feet to an iron pin on 16-foot alley; thence S. 69-10 E. 100 feet to an iron pin on Jackson Street; thence with Jackson Street S. 20-55 W. 102 feet to the beginning corner. As a part consideration of this deed the grantees herein assume and agree to pay both principal and interest of a certain mortgage given by W.D. Workman to W.C. Miller for Six thousand Dollars dated February 2nd, 1920, recorded in Mortgage Book 88, page 101, R.M.C. Office Greenville County. And also the grantees assume and agree to pay both principal and interest of a mortgage given by Old Hickory Garage to W.D. Workman, for Four thousand Dollars dated June 12th, 1920, and recorded in Mortgage Book 96, page 27, R.M.C. Office, Greenville County. Taxes for 1923 to be prorated to July 1st, 1923.

This deed is made by authority of a resolution adopted at a meeting of the stockholders of Old Hickory Garage, Inc., held May 30, 1923, after notice duly given. The above described land is the same conveyed to Old Hickory Garage by W.D. Workman on the 12th day of June, 1920, deed recorded in the office of Register of Mesne Conveyance for Greenville County, in Book 58, page 251.

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 hereinafter 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 grantee hereinafter 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 twenty-eighth day of December in the year of our Lord one thousand nine hundred and twenty-three and in the one hundred and forty eighth year of the Sovereignty and Independence of the United States of America. Signed, Sealed and Delivered in the Presence of J. W. Pinsky By Old Hickory Garage, Inc. M. B. Bridges, President and W. F. Edwards, Secretary

Revenue Stamps Cancelled, \$ 2 and 50 cents.

STATE OF SOUTH CAROLINA, County of Greenville. PERSONALLY appeared before me J. W. Pinsky and made oath that he saw M. B. Bridges as President and W. F. Edwards as Secretary of Old Hickory Garage, Inc. 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 W. F. Edwards witnessed the execution thereof.

SWORN to before me, this 28th day of December, A. D. 1923. J. W. Pinsky (SEAL) Notary Public for South Carolina.

Recorded for: February 8th 1924

END OF DOC.