

STATE OF SOUTH CAROLINA,
Greenville County.

KNOW ALL MEN BY THESE PRESENTS, That I, Mrs. Emma C. Cleveland

in consideration of the sum of Ten (\$10.00) Dollars,

and other valuable considerations

to me paid by W.P. Anderson, E.A. Gilfillin and L.B. Houston

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 W.P. Anderson, E.A. Gilfillin and L.B. Houston, their heirs and assigns, in the following proportions, to-wit: To W.P. Anderson a one-half (1/2) undivided interest; to E.A. Gilfillin a one-fourth (1/4) undivided interest, and to L.B. Houston a one-fourth undivided interest, in the following described real estate: City and Greenville Township, Greenville County, State of South Carolina.

being made up of two certain lots of land situate, lying and being in the Sixth Ward of the said City of Greenville, known and designated as lots numbered one (1) and two (2) on a plat of W.D. Neves, dated March 13, 1920, and having collectively according to said plat, the following notes and bounds, to-wit:-

Beginning at an iron pin at the south-east corner of Augusta and McKay Streets and running thence along the east side of Augusta Street S. 25-15 E. 163.6 feet to an iron pin at the corner of lot No. 3 conveyed by us to Mrs. N.C. Boggs by deed dated March 31, 1920, and recorded in the office of R.H.C. for the County and State aforesaid, in Deed Book 55, at page 324; thence along line of last mentioned lot N. 89 E. 200 feet to an iron pin on line of the Hopkins lot; thence with line of last mentioned lot N. 3 W. 47.5 feet to an iron pin on corner of the H.B. Tindal lot; thence S. 89 W. along line of the Tindal and Boozer lots 125 feet to an iron pin; thence along line of the Boozer lot N. 3 W. 100 feet to an iron pin on the South side of McKay Street; thence with said Street S. 89 W. 144.5 feet to the beginning corner.

The above described property is to be used exclusively for residential or apartment house purposes for white persons only, and never to be sold, rented or otherwise disposed of to any person wholly or partly of African descent; but servants of such descent while working for white occupants of said premises may reside thereon.

These are not to be deemed conditions subsequent, but restrictions enforceable at the instance of the grantor or her immediate predecessors in title or the owners of the adjacent property. They are material and have substantially affected the price for which this property is being sold.

The above described land is conveyed to me by Harrist D. Hillkins and Hillkins Cagle on the 15th day of December 1923, deed recorded in office of Register of Meane Conveyance for Greenville County, in Book Page 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 W.P. Anderson, E.A. Gilfillin and L.B. Houston (in the proportionate interests above set forth) their heirs and assigns forever.

AND I myself and my W.P. Anderson, E.A. Gilfillin and L.B. Houston, their heirs, executors and administrators to warrant and forever defend all and singular the said premises unto the said

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 7th day of February in the year of our Lord one thousand nine hundred and twenty-four 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:

E. H. Fairchild Mrs. Emma C. Cleveland (SEAL)
S. V. C. Fairchild (SEAL)
(SEAL)
(SEAL)
(SEAL)

Revenue Stamps Cancelled

Dollars	00
Cents	00

S.C. " " \$6.00.

STATE OF SOUTH CAROLINA,
Greenville County.

PERSONALLY appeared before me S. V. C. Fairchild

and made oath that she saw the within named Emma C. Cleveland

sign, seal, and as her act and deed, deliver the within written Deed; for the uses and purposes herein mentioned, and that she, with S. V. C. Fairchild witnessed the execution thereof.

Subscribed and sworn to before me, this 7th day of February A. D. 1924
W. S. Houston (L. S.)
Notary Public for S. C.

STATE OF SOUTH CAROLINA,
Greenville County.

Woman Grantor

RENUNCIATION OF DOWER.

I, , a Notary Public do hereby certify unto all whom it may concern, that Mrs. the wife of the within named 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

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.

GIVEN under my hand and seal, this day of Anno Domini 19 (L. S.)
Notary Public for S. C.

Recorded February 7th 1924.

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