

THE STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE.

KNOW ALL MEN BY THESE PRESENTS, That W. W. McIver, City of Greenville, County of Greenville

in the State aforesaid,
In consideration of the sum of Five DOLLARS,
and other valuable considerations

to me in hand paid
at and before the sealing of these presents by W. H. Keith

(the receipt whereof is hereby acknowledged), have Granted, Bargained, Sold and Released, and by these presents do Grant, Bargain, Sell and Release unto the

W. H. Keith, his heirs and assigns forever:
All that certain lot of land, situate in the City of Greenville, in the County and State aforesaid, known and designated as Lot No. 31, of Block "B" of Cagle Park as shown on plat recorded in R.H.C. Office for Greenville County in Plat Book "C", page 238, and being more fully described as follows:

Beginning at an iron pipe on Tindal Avenue corner of lot No. 30, and running thence S. 0-53 E. 157.2 feet to an iron pipe; thence N. 77-44 W. 31.8 feet to an iron pipe; thence S. 89-07 W. 30 feet to an iron pipe; thence N. 0-53 W. 150 feet to an iron pipe on Tindal Avenue, corner of lot No. 32; thence with Tindal Avenue N. 89-07 E. 61 feet to the beginning corner. Being the same lot of land conveyed to me, the said W.W. McIver by P.F. Cox by his deed dated January 12th, 1920 and recorded in the R.H.C. Office for Greenville County in Volume 68, at page 210.

Subject, however to the following restrictions which are a part of the consideration for this deed, and are made for the benefit and protection of the other lots on the plat above referred to, which restrictions shall remain effective for a period of twenty years from the date of deed to William Goldsmith, W.D. Workman and Walter W. Goldsmith from Cagle Park Company; to-wit:

- (1) The property herein conveyed nor any part thereof shall not be sold, rented nor otherwise disposed of to negroes.
- (2) The said property shall not be used for any unlawful business nor for anything which would constitute a nuisance.
- (3) The property herein conveyed shall not be re-cut nor sub-divided so as to face any other direction than as shown on said plat.
- (4) No building shall be erected upon said property within twenty-five feet of the present line of the avenue above mentioned.
- (5) No building costing less than \$2,500.00 shall be erected upon said lots other than out-buildings appurtenant to a dwelling.

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 said premises before mentioned, unto the said W. H. Keith, his
heirs and assigns, forever.

AND I do hereby bind
myself, my
heirs, executors and administrators, to warrant and forever defend, all and singular, the said premises unto the said W. H. Keith, his
heirs and assigns, against
me
my
heirs, and against every person whomsoever lawfully claiming or to claim the same, or any part thereof.

WITNESS my hand and seal, this twenty-fourth day of November
in the year of our Lord one thousand nine hundred and twenty-three and in the one hundred twenty-third
year of the Sovereignty and Independence of the United States of America.

Signed, sealed and delivered in the presence of
Jessie A. Gunter W. W. McIver (L. S.)
C. H. Gunter (L. S.)
(L. S.)
(L. S.)

Revenue Stamps Cancelled
Dollars 3
Cents 3

STATE OF SOUTH CAROLINA,
County of Greenville.

PERSONALLY appeared before me, Jessie A. Gunter
and made oath that he saw the within named W. W. McIver

C. H. Gunter sign, seal, and as his act and deed, deliver the within written Deed; and that she, with
C. H. Gunter witnessed the execution thereof.
SWORN to before me, this 24th
day of November A. D. 1923 } Jessie A. Gunter
C. H. Gunter Notary Public for S. C.

STATE OF SOUTH CAROLINA,
County of Greenville.

RENUNCIATION OF DOWER
I, C. M. Haggerty, Notary Public for South Carolina, do hereby certify
unto all whom it may concern, that Mrs. Mary W. McIver
wife of the within named W. W. McIver
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
W. H. Keith, his
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 24th
day of November A. D. 1923 } Mary W. McIver
C. M. Haggerty Notary Public for S. C.
Recorded November 28th 1923

END OF DOC.