

THE STATE OF SOUTH CAROLINA,

COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, That J. Ed. Hart, of the city of Greenville,
County of Greenville

in the State aforesaid,
in consideration of the sum of
Ten (\$10.00) DOLLARS,
and other valuable considerations,

and other things therein expressed, I, J. Warren Mitchell
do hereby bind

myself and my heirs, executors and administrators, to warrant and forever defend, all and singular, the said premises unto the said

J. Warren Mitchell the following described Property to-wit:
That certain lot or parcel of land situate, lying and being in the City of Greenville, County of Greenville, State of South Carolina, and designated as Lot No. 11 as shown on a plat of Harcourt, recorded in the R.M.C. office for Greenville County in Plat Book "3" at Page 284, and having according to said Plat the following metes and bounds, to-wit:

Beginning at an iron pipe on the north side of Harcourt St. (E. East of Bennett St. ut.), joint corner to Lots Nos. 11 and 12, and running thence with front line of said lots N 17-58 E. 149.4 feet to an iron pipe; thence S 72-02 E. 68 feet to an iron pipe, joint corner to Lots Nos. 10 and 11; thence along joint line of Lot into N 17-58 E. 149.4 feet to an iron pipe on Harcourt; thence with said Harcourt N 72-02 W. 68 feet to Point of Beginning. Said lot is composed of Parts of Land conveyed to me by J. C. Cope and J. C. Cleveland

A right-of-way Two (2) feet in width at the rear of said lot is reserved for the erection of telephone and electric light poles and lines.

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 J. Warren Mitchell,

Subject to the following restrictions, which are hereby declared to be exclusively for the benefit of all Persons owning lots on the Plat above referred to: (1) The Property shall never be sold, rented, or otherwise disposed of to Persons having a Percentage of negro blood. (2) No building shall be erected on said lot nearer to Harcourt than thirty feet, and only one dwelling shall be erected on said lot, except one tenant house may be placed on the rear of said lot. (3) The Property shall be used exclusively for white residential purposes and no filling station, store or apartment house shall be placed on said premises.

AND I, J. Warren Mitchell, do hereby bind myself and my heirs, executors and administrators, to warrant and forever defend, all and singular, the said premises unto the said J. Warren Mitchell,

my heirs and assigns, against me, and against every person whomsoever lawfully claiming, or to claim the same, or any part thereof.

WITNESS my hand and seal, this First day of August in the year of our Lord one thousand nine hundred and Twenty-eight and in the one hundred fifty-second year of the Sovereignty and Independence of the United States of America.

Signed, sealed and delivered in the presence of
Eugene Bryant J. Ed. Hart (L. S.)
J. D. Patrat (L. S.)
(L. S.)
(L. S.)
(L. S.)

U. S. Stamps Cancelled, \$ _____ and _____ Cents.
S. C. Stamps Cancelled, \$ 21 and 00 Cents.

STATE OF SOUTH CAROLINA, }
County of Greenville. }
PERSONALLY appeared before me Eugene Bryant
and made oath that he saw the within named J. Ed. Hart

J. D. Patrat sign, seal, and as his act and deed, deliver the within written Deed; and that he, with Eugene Bryant witnessed the execution thereof.
SWORN to before me, this First day of August A. D. 1928
J. D. Patrat (L. S.)
Notary Public for S. C.

STATE OF SOUTH CAROLINA, }
County of Greenville. }
RENUNCIATION OF DOWER
I, J. D. Patrat, a Notary Public, for S. C. do hereby certify unto all whom it may concern, that Mrs. Ellen Wilson Hart wife of the within named J. Ed. Hart 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 J. Warren Mitchell, 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 First day of August A. D. 1928
J. D. Patrat (L. S.) Ellen Wilson Hart
Notary Public for S. C.
Recorded August 1st 1928 at 5:00 o'clock, P. M.

END OF DEED