

STATE OF SOUTH CAROLINA,

COUNTY OF GREENVILLE.

KNOW ALL MEN BY THESE PRESENTS That RIVERSIDE LAND COMPANY

a corporation chartered under the laws of the state aforesaid, and having its principal place of business at Greenville, in the State aforesaid, for and in consideration of the sum of One Dollar (\$1.00) 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:

John J. Knight
lot of land situate in the County and State aforesaid, being a part of the lands of said Company, known as "Riverside," said lot being known and designated on a plat of said lands made by Carter & Pringle, Surveyors, (which plat is of record in said office) as lot number 3 of block EE fronting 50 feet on Chicora Avenue described as follows:

*Beginning at a stake on Chicora Avenue, approximately 121.8 feet from the southeast corner of the intersection of Belt line Avenue and Chicora Avenue and running thence 121.8 feet to a stake on the right of way of C. & N. Co. Railway; thence with said right-of-way 50 feet to a stake at the joint corner of lots 3 and 4; thence with the joint line of said lots 122.5 feet to a stake on Chicora Avenue, thence with Chicora Avenue 50 feet to the point of beginning.
This deed is made to correct a deed made by grantor to the grantee on January 11, 1927, recorded in R. M. C. Office, Volume 111 Page 397, which deed through inadvertence attempted to convey lot no. 1 (which lot already belonged to the said John J. Knight instead of no. 3) this deed is intended to correct the former deed and it is hereby declared that the inclusion of lot no. 1 instead of lot no. 3 was a mistake, the intention being to convey lot no. 3.*

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 his heirs and assigns forever. Upon the following conditions, however:—
FIRST—That the property is not to be sold, rented or otherwise disposed of to persons of African descent.
SECOND—That no liquor or ardent spirits are to be sold on the property.
THIRD—That no Residence shall be built on said lot to cost less than _____ 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 the building line shown on the said plat, which is _____ feet from all streets.
FIFTH—That no use shall be made of the lot sold, or any part thereof, which would constitute a nuisance or injure the value of any of the neighboring lots.
SIXTH—That the lay out of the lots as shown on said plan 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 Company reserves the right to lay and place or authorize the laying and placing of electric or other street car tracks, sewer, gas and water pipes, electric conduits or pipes, telegraph, telephone and electric light poles, or any other work or instrument of public utility, on or in any of the streets of said Riverside, without compensation to any lot owner.

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 _____ 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, to-wit, its President and Secretary, on this the fifth day of August, in the year of our Lord one thousand, nine hundred and twenty-seven, and in the one hundred and fifty-second year of the sovereignty and independence of the United States of America.

Signed, sealed and delivered in the presence of:
Henry Wright } Riverside Land Company
Emmie Dodd } By H. J. Haysworth President
and J. D. McCallough Secretary

STATE OF SOUTH CAROLINA,
County of Greenville }
Personally appeared before me Henry Wright
and made oath that he saw the within named H. J. Haysworth as President,
and J. D. McCallough as Secretary of Riverside Land Company, sign, seal and as the act and deed of said corporation deliver the within written deed, and that of he, with Emmie Dodd,
witnessed the execution thereof.

Sworn to before me, this 5th day of August, A. D. 1927.
H. F. Haysworth (SEAL)
Notary Public for South Carolina. Henry Wright

Recorded August 5th 1927 at 10:30 o'clock A.M.

END OF DOCUMENT