

STATE OF SOUTH CAROLINA, }
Greenville County.

KNOW ALL MEN BY THESE PRESENTS, That I, May Lewis Alston,

in the State aforesaid.

in consideration of the sum of Five Hundred Fifty and 00/100 (\$550.00)

Dollars,

to me in hand paid, at and before the sealing of these presents by

John V. Smith and Ruth C. Smith

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 John V. Smith and Ruth C. Smith

All that certain piece, parcel or lot of land situate, lying and being near the City of Greenville, State and County aforesaid, known as Lot No. 17 on plat of subdivision known as Park Hill, said plat being recorded in Volume F, page 136, R. M. C. Office for Greenville County, and having the following metes and bounds, to-wit:

Beginning at a stake on Conestee Avenue at the corner of lot No. 19 and running thence N. 27-10 E. 70 feet to the corner of Lot No. 36; thence S. 62-50 E. along the line of lot No. 36, 180 feet to the joint corner of lots 14, 16, 17 and 36; thence S. 27-10 W. 70 feet to the joint corner of lots 16, 17, 18 and 19; thence N. 62-50 E. 180 feet along the line of lot No. 19 to the beginning corner.

The following restrictions are hereby declared to be conditions and are a part of the consideration for this conveyance:

1. No residence shall be erected upon said lot at a cost of less than \$3000.00

2. No residence shall be erected upon said lot with the front building line less than twenty feet from the front of said lot.

3. No building shall be erected upon said lot other than a residence and such buildings as may necessarily pertain thereto.

4. This lot shall at no time be conveyed to a person of African descent but the owner may erect servants quarters upon said property.

These restrictions and conditions shall be binding upon the Grantees herein, their heirs, executors, administrators and assigns.

The above described land is the same conveyed to me by _____ on the _____ day of _____ 19____, deed recorded in office of Register of Mesne 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 John V. Smith and Ruth C. Smith, their 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 John V. Smith and Ruth C. Smith, their heirs and assigns, against myself 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 11th day of February in the year of our Lord one thousand nine hundred and thirty-six and in the one hundred and sixtieth year of the Sovereignty and Independence of the United States of America.

Signed, Sealed and Delivered in the Presence of

Philip H. Alston, Jr.,

May Lewis Alston

(SEAL)

Jack Glenn.

(SEAL)

S. C. Stamps Cancelled, \$ 2 and 00 cents

U. S. Stamps Cancelled, \$ 1 and 00 cents

Georgia

STATE OF ~~SOUTH CAROLINA~~ }
~~Greenville~~ County
Fulton

PERSONALLY appeared before me Philip H. Alston, Jr.,

and made oath that he saw the within named May Lewis Alston,

sign, seal, and as her act and deed, deliver the within written Deed; and that he, with

Jack Glenn

witnessed the execution thereof.

SWORN to before me, this 11th day of February A. D. 19-37.

Philip H. Alston, Jr.,

Alice E. McDonald

(L. S.)
Notary Public for ~~S.C.~~ Georgia, Notary Public, Fulton County, Georgia,
Fulton County.

My Commission expires Dec. 17, 1937.

STATE OF SOUTH CAROLINA }
Greenville County.

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 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 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 September 9th 1937, at 1:57 o'clock, P. M.