

TITLE TO REAL ESTATE

WALKER, EVANS & COGSWELL CO., CHARLESTON, S. C. 97307

STATE OF SOUTH CAROLINA, }
Greenville County.

KNOW ALL MEN BY THESE PRESENTS, That We, Vance Edwards and Robert J. Edwards, as Committee for James M. Edwards,

in the State aforesaid
in consideration of the sum of Twenty-Five Hundred & Fifty (\$2550.00)✓ DOLLARS,

to us paid by Charles W. Gray

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 Charles W. Gray, and his Heirs and assigns, forever.

tract
all that piece, parcel or ~~lot~~ of land in Butler Township, Greenville County, State of South Carolina.

on the northwestern side of Super U. S. Highway No. 29, containing 3.40 acres, and having, according to survey and plat made by R. E. Dalton, C. E., in September, 1938, the following metes and bounds, to-wit:

Beginning at an iron pin on the northwestern side of Super U. S. Highway No. 29, at the corner of other property owned by James M. Edwards, and running thence with the line of said property, N. 46-48 W. 437.6 feet to an iron pin in line of property of Mrs. Lula B. Green; thence with the line of her property, N. 65-27 E. 290.7 feet to an iron pin; thence continuing with the line of said property, N. 19-18 W. 236.8 feet to an iron pin, corner of other property of James M. Edwards; thence with the line of said property, S. 46-28 E. 537.7 feet to an iron pin on the right-of-way of Super U. S. Highway No. 29; thence with the northwestern side of Super Highway No. 29, S. 43-12 W. 376 feet to the beginning corner.

It is understood that this conveyance is made subject to the following restrictions, which are expressly made a part of the consideration thereof:

- (1) That said property shall be used for residential purposes for white people only.
- (2) That no dwelling shall be erected on said property costing less than \$4,000.00.
- (3) That said property shall never be used for any purpose which would constitute a nuisance.

This deed is executed pursuant to authority contained in the Decree of Honorable G. Dewey Oxner, Resident Judge of the Thirteenth. Judicial Circuit, dated February 18, 1939, on file in the office of the Clerk of Court for Greenville County in Judgment Roll E-7242.