

TITLE TO REAL ESTATE

WALKER, EVANS & COGSWELL CO., CHARLESTON, S. C. 9523

THE STATE OF SOUTH CAROLINA, }  
County of Greenville.

KNOW ALL MEN BY THESE PRESENTS, That we, G. W. McManaway and Louise J. McManaway,

in the State aforesaid,  
in consideration of the sum of  
Two Hundred and No/100 (\$200.00) DOLLARS

to us in hand paid  
at and before the sealing of these presents by R. K. Rouse

(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

R. K. Rouse, his heirs and assigns:

All that piece, parcel or lot of land in Greenville County, State of South Carolina, just off of the Augusta Road, being known and designated as Lot Number 33 of Block C, as shown on plat of Augusta Court, made by R. E. Dalton, Engineer, April, 1923, which plat is recorded in the R.M.C. Office for Greenville County, in Plat Book F, page 124, reference to which is craved for a more complete description by metes and bounds.

This is one of the lots conveyed by M. C. Westervelt, as trustee, to the grantors herein, by deed dated the 16th day of July, 1938, recorded in R.M.C. office for Greenville County, in deed book 204, at page 462.

This property is conveyed subject to the following building restrictions:

- (1) No dwelling shall be erected near to the abutting sidewalk than 30 feet.
- (2) The facing of the lots as shown on said plat shall be strictly adhered to; however, more than one lot may be used for the purpose of erecting a dwelling.
- (3) The property shall never be sold, rented or otherwise disposed of to negroes or persons having any percentage of negro blood.
- (4) No outbuildings shall be erected nearer to the abutting sidewalk than 40 feet.