

TITLE TO REAL ESTATE

STATE OF SOUTH CAROLINA.

County of Greenville.

KNOW ALL MEN BY THESE PRESENTS, That Conyers & Gower, Inc.

a corporation chartered under the laws of the State of South Carolina and having its principal place of business at Greenville in the State of South Carolina for and in consideration of the sum of Three Hundred Thirty-Six & 50/100 (\$336.50) DOLLARS,

to it in hand duly paid at and before the sealing and delivery of these presents by the granteo(s) 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 Caroline Pitte, her heirs and assigns:

All that certain piece, parcel or lot of land situate, lying and being on the West side of Fore Avenue, near the City of Greenville, in the County of Greenville, State of South Carolina, being known and designated as Lot No. 9, Block F, Section 3, on plat of East Highlands Estates, made by Dalton & Neves, Engineers, May, 1940, recorded in the R. M. C. Office for Greenville County, S. C., in Plat Book K, at page 36, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the West side of Fore Avenue, joint front corner of Lots No. 8 and 9 of Block F, and running thence with the line of Lot No. 8, S. 83-34 W. 136.6 feet to an iron pin on the East side of a 5 foot strip reserved for utilities; thence with the East side of said strip, N. 9-17 W. 42 feet to an iron pin; thence continuing with the East side of said strip, N. 13-14 W. 33.4 feet to an iron pin at joint rear corner of Lots No. 9 and 10; thence with the line of Lot No. 10, N. 83-34 E. 142.3 feet to an iron pin on the West side of Fore Avenue; thence with the West side of Fore Avenue, S. 6-26 E. 75 feet to the beginning corner.

This property is conveyed subject to the following building restrictions:-

- (1) Said property shall be used for residential purposes only.
- (2) Said property shall never be sold, rented or otherwise disposed of to negroes or persons of African descent.
- (3) No residence shall be erected on said property costing less than Seventeen Hundred Fifty (\$1,750.00) Dollars.
- (4) No building shall be erected closer to the street than the building line as shown on said plat.
- (5) Said lot shall not be recut or subdivided so as to face any direction other than as shown on said plat.

STATE OF SOUTH CAROLINA)

COUNTY OF GREENVILLE)

FOR VALUE RECEIVED, The South Carolina National Bank of Charleston, the owner and holder of that mortgage given to it for Fifteen Thousand Four Hundred (\$15,400.00) Dollars by Conyers & Gower, Inc., on March 27, 1936, and recorded in the R. M. C. Office for Greenville County, S. C., in Mortgage Volume 158, at page 99, does hereby release and forever discharge the within described lot from the lien of its said mortgage.

IN WITNESS WHEREOF, the undersigned has caused this instrument to be signed by its duly authorized officers and its corporate seal to be hereunto affixed, this 21st. day of July, 1941.

In the Presence of:

Belle W. Garrett

W. E. Henderson

THE SOUTH CAROLINA NATIONAL BANK OF CHARLESTON (IS)

By- Ernest Patton, Vice President

And- James F. Davenport, Cashier

STATE OF SOUTH CAROLINA)

COUNTY OF GREENVILLE)

PERSONALLY appeared before me Belle W. Garrett, and made oath that he saw the within named Ernest Patton, as Vice President, and James F. Davenport, as Cashier of The South Carolina National Bank of Charleston, sign, seal with its corporate seal and as the act and deed of said corporation deliver the foregoing written release, and that he, with W. E. Henderson, witnessed the execution thereof.

SWORN TO before me this 21st. day of July,

Belle W. Garrett

A. D. 1941.

W. E. Henderson, (IS)

Notary Public for South Carolina

Recorded July 24, 1941 at 10:10 A. M.