

TITLE TO REAL ESTATE

STATE OF SOUTH CAROLINA,
Greenville County }

KNOW ALL MEN BY THESE PRESENTS, That We, Charles A. and Jessie M. Rice

in the State aforesaid

in consideration of the sum of Seventeen Hundred Fifty (\$1750.00)

DOLLARS,

to us paid by O. L. Leopard

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 O. L. Leopard

~~All that piece, parcel or lot of land in~~

~~of Township, Greenville County, State of South Carolina.~~

All those two certain lots or parcels of land lying and being situate on the southern outskirts of the village of Mauldin, in the County and State aforesaid, in a sub-division of grantors, also which is represented by a plat recorded in the office of the R. M. C. for Greenville County in Plat Book J at page 153. The lands to be conveyed are lots Nos. 15 and 16 on said plat and are described together as follows:

Beginning at a point on the southern side of the road to Conestee at 97 feet westward from the intersection of the Conestee Road with the Cemetery Road and running thence along the Conestee Road N. 85-07 W. 190 feet to corner of lot No. 17 on said subdivision; thence along the joint line of lots 16 and 17 S. 6-23 W. 270.4 feet to the rear line of lot No. 25 on said subdivision; thence along the rear line of lots 26, 25 and 27 S. 35 E. 210 feet to a road known as the Cemetery Road; thence along Cemetery Road N. 24-15 E. 163 feet to corner on west bank of said road; thence along the joint line of lots 14 and 15 N. 6-53 E. 278.4 feet to the beginning corner.

This conveyance is made subject to a proviso which is for the benefit of not only this but all property in the subdivision to the effect that the property here described shall never be sold or rented to any person of African descent.

It is understood that this restriction or condition runs with the land and is inserted for the benefit of the grantors and the grantee and his assigns.