TITLE TO REAL ESTATE

FEYS PRINTING CO.

THE STATE OF SOUTH CAROLINA,
County of Greenville.

KNOW ALL MEN BY THESE PRESENTS, That I, Ruby B. Gilfillin, of the County of Greenville,

in the State aforesaid,

in consideration of the sum of

Five Hundred and Fifty ($550.00) Dollars

to me in hand paid

at and before the sealing of these presents by Theodore C. Ellison

(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

Theodore C. Ellison, his heirs and assigns forever,

All that piece, parcel or lot of land in x Township, Greenville County, State of South Carolina.

on the south side of Mount Vista Avenue, beginning at a stake at the corner of lot No. 191, and running thence S. 64-37 W. 70' to a stake; thence S. 25-23 E. 225' feet to a stake; thence N. 57-29 E. 70-56' to a stake; thence N. 25-23 W. 216.2' to the point of beginning, and being Lot Number One Hundred and Ninety (190) of Traxler Park, subject, however, to the following restrictions.

1. No part of said lot shall be used for any purpose other than a single or multiple residence.

2. No part of said lot shall be occupied by any person of the negroid races except in the capacity of a servant.

3. Outbuildings properly appertenant to a residence shall be confined to the rear half of the lot upon which they are built unless they shall be integral to the residence to which they appertain.

4. No part of any residence may be built to extend nearer to the front property line of said lot than 35 feet.

5. No residence may be built upon any lot fronting upon Byrd Boulevard or Park Drive which shall have when completed, a reasonable value of less than $4,000.00, and no residence may be built upon any lots fronting upon Rock Creek Drive, Woodvale Ave., or Mount Vista Avenue, which shall when completed, have a reasonable value not less than $3500.00.

6. No spirituous or malt liquor shall ever be manufactured or sold upon said lot.

7. These restrictions are imposed for the benefit of the grantor and may be modified by her when strict modification is desired be her to the best interest of all concerned.