

TITLE TO REAL ESTATE

Keys Printing Co., Greenville, S. C.

STATE OF SOUTH CAROLINA, }  
Greenville County.

KNOW ALL MEN BY THESE PRESENTS, That I, Vance Edwards,

in consideration of the sum of Six Hundred Fifty and no/100 (\$650.00) in the State aforesaid  
DOLLARS,

to me paid by L. D. McCard

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 L. D. McCard, his heirs and assigns forever,

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

on the Southeastern side of Super Highway leading from Greenville to Greer, and being shown as Lot No. 7 on Plat of the property of Vance Edwards, made by R. E. Dalton in October, 1938, and having, according to said plat, the following metes and bounds, to-wit:

Beginning at an iron pin on the Southeastern side of Super-Highway No. 29 at corner of Lot No. 6, and running thence with the line of Lot No. 6, S. 47 E. 208.7 feet to iron pin; thence with the line of a 20-foot road, N. 43-0 E. 200 feet to an iron pin, corner of Lot No. 8; thence with the line of Lot No. 8, N. 47- W. 208.7 feet to pin on the right-of-way of Super-Highway; thence with the Southeastern side of said right-of-way, S. 43-0 W. 200 feet to the point of beginning.

It is distinctly understood and agreed that this conveyance is made subject to the following restrictions which are expressly made a part of the consideration of this conveyance and are for the benefit of the grantor, grantee and other persons owning property in the same vicinity.

- (1) Said property shall be used for residential purposes for white people only.
- (2) No filling station, trailer camp, public dance hall or other similar amusement place, which it is agreed would constitute a nuisance shall ever be constructed or placed thereon.
- (3) No dwelling costing less than \$4,000.00 shall be constructed upon said lot.
- (4) Said property shall never be sold, rented or otherwise disposed of to persons of African Descent.