

TITLE TO REAL ESTATE

KEYS PRINTING CO.

THE STATE OF SOUTH CAROLINA,
County of Greenville.

KNOW ALL MEN BY THESE PRESENTS, That I, ROY TWEED, of Greenville County, South Carolina

.....in the State aforesaid,
.....in consideration of the sum of

Five Thousand Two Hundred Fifty and 00/100 (\$5,250.00) Dollars
(of which \$1675.10 represents assumption of mortgage referred to below)

to me in hand paid
at and before the sealing of these presents by H. C. Hard

(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
H. C. Hard, his heirs and assigns forever.

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

~~known and designated as tract No. twenty-eight (28) according to plat of property formerly of Union Central Life Insurance Company, recorded in the R. M. C. Office in and for Greenville County, S. C. in Plat Book "I", at pages 69 and 70, and located about two and one-half miles North of Greenville County courthouse, and having the following metes and bounds:~~

BEGINNING at an iron pin on Woodland Drive, joint corner of tracts Nos. 28 and 29, and running thence with joint line of said tracts N. 71-17 W. nine hundred and thirty-seven (937) feet to iron pin in branch; thence with meanderings of branch approximately S. 20-38 W. one hundred and fifty (150) feet to iron pin, joint rear corners of tracts Nos. 27 and 28; thence with joint line of tracts 27 and 28 S. 71-17 E. nine hundred and forty-two (942) feet to iron pin on Woodland Drive; thence with Woodland Drive N. 18-43 E. one hundred and fifty (150) feet to point of beginning.

As a part consideration for this conveyance, the grantee, on behalf of himself, his heirs and assigns, agree that for a period of 25 years the following restrictions shall be observed:

1. No building shall be placed nearer the street than 50 feet.
2. No residence shall be constructed thereon costing less than \$1500.00.
3. No portion of the premises shall be used for commercial purposes.
4. No portion of said premises shall be leased, sold, or otherwise disposed of to persons of African descent.

The grantee assumes and agrees to pay that mortgage given by grantor to First Federal Savings and Loan Association of Greenville, S. C. recorded in the R. M. C. Office for Greenville County, in Mortgage Book 308, page 94, upon which there is due \$1675.10.

The grantee agrees to pay the 1945 State and County taxes on the above property.