	Vol.	JU
	TITLE TO REAL ESTATE KEYS PRINTING CO., OPREMVILLE, S. C.	
	STARE OF SOUTH CAROLINA	
	STATE OF SOUTH CAROLINA, County of Greenville	
	KNOW ALL MEN BY THESE PRESENTS, That Edwin McT. Meares and Ira C. Davis	_
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	in the State aforesaid	d,
	in consideration of the sum of	of
	one thousand six hundred and seventy five and no/100 (\$1,675.00)	-s
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	toin hand paid	d
	at and before the sealing of these presents by Janie M. Hammond	
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	•••••••••••••••••••••••••••••••••••••••	-
	·	
	(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	
	Janie M. Hammond	
	All that piece, parcel or lot of land inSaludaTownship, Greenville County, State of South Carolina.	
	known as lot #10 of Wildwood Park Subdivision as shown by plat made by G. A. Ellis, June 1945	
	recorded in the Greenville County R. M. C. Office in Plat Book B page 41 and according to sa	aid
	plat more particularly described as follows:	
	BEGINNING at an iron pin on west side of Old Greenville-Hendersonville Highway, which iron pi	in
	measures 1295 ft. from the southern corner of lot #8; measured along the road, and running	·····
	thence along said road Z. 6 W. 200 ft. to iron pin; thence S. 85 W. 100 ft. to iron pin; then	108
	N. 80 W. 100 ft. to locust; thence N. 63 E. 200 ft. to iron pin; thence S. 86 E. 200 ft. to	
	the point of beginning.	
	This being a portion of the property conveyed to Edwin McT. Meares and Ira C. Davis by deed of	
	J. B. Ricketts, Trustee, dated August 4th, 1944 and recorded in the Greenville County R. M. C	· .
	Office in Deed Book 266 at page 82.	
	The property herein conveyed is subject to the following restrictions:	
	The within conveyance is subject to the existing easements for operations and mintenence of	
	power lines, sewer lines and water lines with the right of entery for the purpose of operating	1g,
	repairing and maintaining said power of water lines.	
	Said property shall not be sold, used or occupied by persons of African descent with the	
	exception of use for servants quarters.	
	No hogs or cows shall be kept on said premises.	
	No use of said property shall be made which would constitute a nuisance or annoyance to other	•
	property owners in Wildwood Park.	
	No liquor shall be made or sold on said premises.	
	The Grantee shall make a sanitary disposal of sewerage refuse and shall not empty same into	
	streams or creeks.	
	No building shall be erected on said premises consting less than \$1500.00 except however, ser	vant
	quarters and garages.	
	The within grantors, their heirs or assigns shall not be liable to the within grantee, her he	
	or assigns, for any claim of damages resulting from the operation or maintenence of any roadw	ays,
	swinning pool. parks or play grounds or utilities within Wildwood Park Area.	
	These restrictions are not intended as conditions subsequent but for the protection of proper	ty
	owners of Wildwood Park, any of whom shall have the right for their protection to institute	
	necessary proceedings to enjoin and enforce compliance with same.	
	In case the present building shall be destroyed by fire the grantee agrees to replace same wi	th
	a building of equal value and appearance.	
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