

TITLE TO REAL ESTATE

Keys Printing Co., Greenville, S. C.

STATE OF SOUTH CAROLINA,  
Greenville County.

KNOW ALL MEN BY THESE PRESENTS, That I, C. C. Bruce as Trustee

in the State aforesaid  
in consideration of the sum of Three Hundred Fifty no/100  
DOLLARS,

to me paid by Ralph S. Hendrick

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 Ralph S. Hendrick

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

known and designated as Lot No. 30, Block J, of subdivision known as Fair Heights according to plat of said subdivision recorded in Plat Book F, page 257, and having according to said plat the following metes and bounds:

Beginning at a point on the west side of Cumberland Avenue, 222.2 feet from the southern intersection of Laurens Road and Cumberland Avenue, joint front corner of lots 30 and 31, and running thence along the dividing line of said lots N. 58-40 W. 140 feet to a point at the joint rear corner of lots 31, 30, 6 and 7; thence S. 31-20 W. along the dividing line of lots 30 and 7, 50 feet to a point at the joint rear corner of lots 30, 29, 7 and 8; thence S. 58-40 E. 110 feet along the dividing line of lots 30 and 29 to a point at the joint front corner of lots 30 and 29 on the western side of Cumberland Avenue; thence N. 31-20 E. 50 feet along the west side of Cumberland Avenue to the beginning.

Subject, however, to the following conditions and restrictions:

No building shall be erected on said lot, except out-buildings, costing less than \$2500; said premises shall be used exclusively for residential purposes only; said property shall not be sold, rented, leased or otherwise disposed of to persons of African descent; and said lot shall not be re-cut or subdivided.

we hereby agree and consent to the sale of the within described real estate for the consideration expressed herein.

In presence of :

C. E. Pitchette  
Edwin McT. Meares

W. Louis Balentine  
Othella B. Cass  
Sophie B. Meares.

Consent recorded February 8th, 1946 at 12:29 P. M. #2038 BY: E.G.