

TITLE TO REAL ESTATE

KEYS PRINTING CO., GREENVILLE, S. C.

STATE OF SOUTH CAROLINA,
County of Greenville

KNOW ALL MEN BY THESE PRESENTS, That I, W. C. Cleveland of the City Greenville

in the State aforesaid,
in consideration of the sum of
Twenty-five hundred dollars (\$2500.00) and No/100 - - - - - Dollars

to me in hand paid
at and before the sealing of these presents by Elizabeth Roberts Beattie

(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
Elizabeth Roberts Beattie, her heirs and assigns:-

All that piece, parcel or lot of land in the City of Greenville Greenville County, State of South Carolina
on the west side of Ridgeland Avenue, being known and designated as the northern half of Lot
No. 32 and the southern half of Lot No. 31 on a plat of Cleveland Terrace, made by Dalton and
Neves, February, 1926, which plat is recorded in the R.M.C. Office for Greenville County in Plat
Book G at page 210, and having according to said plat, the following metes and bounds, to-wit:-

Beginning at an iron pin on the west side of Ridgeland Avenue, 40 feet north from the
northeast corner of lot No. 33 and running thence through the center of lot No. 32, N. 83-12 W.
154 feet to an iron pin on the east side of a ten foot alley; thence along the east side of said
alley N 7-51 E. 83 feet to an iron pin in the center of the rear line of lot No. 31, corner of
Alvin Lewis property; thence along the line of said Alvin Lewis property S 82-03 E. 150.6 feet
to an iron pin on the west side of Ridgeland Avenue; thence along the west side of Ridgeland Ave-
nue S. 5-54 W.80 feet to the point of beginning.

This conveyance is made subject to the following building restrictions:-

- (1) No residence shall be built on said lot costing less than Eight Thousand (\$8,000.00) Dollars.
- (2) No building shall be built on said lot nearer to Ridgeland Avenue than thirty-five(35) feet.
- (3) This lot shall not be subdivided or recut so as to face in any direction other than as shown on the plat above referred to.
- (4) This property shall be used for residential purposes only.
- (5) This lot shall never be sold, rented or otherwise disposed of to persons of African descent.