

TITLE TO REAL ESTATE

KEYS PRINTING CO., GREENVILLE, S. C.

STATE OF SOUTH CAROLINA,

Greenville County.

KNOW ALL MEN BY THESE PRESENTS, That We, Edwin McT. Meares & Ira C. Davis

in consideration of the sum of Two Thousand Six Hundred Fifty (\$2650.00) in the State aforesaid DOLLARS,

to us paid by John W. Gambrell & Anna B. Gambrell

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 John W. Gambrell and Anna B. Gambrell, their heirs and assigns.

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

being known and designated as Lot No. 14 of Wildwood Park, as shown by a plat dated May 22, 1946, made by W. J. Riddle, Surveyor, and having, according to the said plat, the following metes and bounds, to-wit:

BEGINNING at a iron pin on the old Greenville-Hendersonville Road 59.5 feet N. 66-30 E. from an iron pin at the corner of property conveyed to Benjamin T. Burry, and running thence S. 43-45 E. 212 feet to an iron pin; thence S. 16-30 W. 100 feet to an iron pin in the line of Lot No. 50; thence N. 75 W. 233 feet along the line of Lot 15 to an iron pin in road; thence along said road N. 17-10 E. 133 feet to an iron pin; thence still along said road N. 43 E. 104.5 feet to the beginning corner.

The within conveyance is subject to the existing easements for operation and maintenance of power lines, sewer lines and water lines, with the right of entry for the purpose of operating, repairing and maintaining said power or water lines.

The within property is sold subject to the following restrictions:

- 1. Said property shall not be sold, used or occupied by persons of African descent, with the exception of use for servants quarters.
- 2. No hogs or cows shall be kept on said premises.
- 3. No use of said property shall be made which would constitute a nuisance or annoyance to other property owners in Wildwood Park.
- 4. No liquor shall be made or sold on said premises.
- 5. The grantee shall make a sanitary disposal of sewerage refuse and shall not empty same into creeks or streams.

The within grantors, their heirs or assigns shall not be liable to the within grantee, roadways, swimming pool, parks or playgrounds or utilities within Wildwood Park Area.

These restrictions are not intended as conditions subsequent but for the protection of property 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.

The Grantors reserve unto themselves, their heirs and assigns, the right and easement to build, construct and maintain over and upon said property a road for public use.

Ira C. Davis
Edwin McT. Meares
Anna B. Gambrell
John W. Gambrell

O.K.