

TITLE TO REAL ESTATE

KEYS PRINTING CO., GREENVILLE, S. C.

STATE OF SOUTH CAROLINA, Greenville County.

KNOW ALL MEN BY THESE PRESENTS, That Annie Lou Newman and J. L. Newman, as Administrator, C.T.A., of the Estate of Mary Ella McDaniel, deceased.

in the State aforesaid. in consideration of the sum of Eleven Hundred and no/100 (\$1100.00), Dollars

to us paid by Lawton H. Knight

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 Lawton H. Knight

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

on the North side of Ben Street and known and designated as Lot #28 of McDaniel Heights, a plat of which is recorded in the R. M. C. 's Office for Greenville County in Plat Book "G" at page 214, and having according to said plat the following metes and bounds, courses and distances, to-wit:

Beginning at an iron pin on the North side of Ben Street, 319.6 feet West of the Northwestern intersection of Ben Street and McDaniel Avenue, joint corner of Lots #28 and 29, running thence along the joint line of said lots Due North 179 feet to an iron pin, rear joint corner of said lots, thence Due West 70 feet to an iron pin, rear joint corner of Lots #27 and 28, thence along the joint line of said lots Due South 179 feet to an iron pin in the line of Ben Street, thence along the line of Ben Street Due East 70 feet to the point of beginning.

The within conveyance is made subject to the following restrictions:

- 1. The property herein conveyed shall be used exclusively for residential purposes.
2. The said property shall not be sold, rented, or otherwise disposed of to any person or persons other than of the Caucasian race.
3. That the front portion of any building to be constructed upon said property shall not be nearer than 40 feet of the front property line, and
4. No building other than outhouses shall be erected upon said property costing less than the sum of \$6,500.00

The above described land is the same conveyed to me by on the day of 19, deed recorded in office of Register of Mesne Conveyance for Greenville County, in Book Page

TOGETHER with, all and singular, the rights, members, hereditaments and appurtenances to the said premises belonging or in anywise incident or appertaining. TO HAVE AND TO HOLD, all and singular, the premises before mentioned unto the said Lawton H. Knight, his

heirs and assigns, forever.

AND we do hereby bind ourselves, and our successors, heirs, executors and administrators to warrant and forever defend all and singular the said premises unto the said Lawton H. Knight, his

heirs and assigns, against us and our successors, heirs, and every other person whomsoever lawfully claiming, or to claim the same, or any part thereof.

WITNESS our hand and seal, this 31st day of May in the year of our Lord one thousand nine hundred and forty-six

Signed, sealed and Delivered in the Presence of Annie Lou Newman (SEAL) Elise Sullivan (SEAL) J. LaRue Hinson (SEAL)

As Admr., C.T.A., of the Estate of Mary Ella McDaniel, deceased.

S. C. Stamps Cancelled, \$3 and U. S. Stamps Cancelled, \$1 and 65 Cents.

STATE OF SOUTH CAROLINA, Greenville County.

PROBATE

PERSONALLY appeared before me Elise Sullivan and made oath that she saw the within named Annie Lou Newman and J. L. Newman, as Administrator, C.T.A., of the Estate of Mary Ella McDaniel, deceased sign, seal, and as their act and deed, deliver the within written Deed; for the uses and purposes herein mentioned, and that she

with J. LaRue Hinson witnessed the execution thereof.

SWORN to before me, this 31st day of May 1946

Elise Sullivan

J. LaRue Hinson (L. S.) Notary Public, S. C.

STATE OF SOUTH CAROLINA, Greenville County.

RENUNCIATION OF DOWER.

I, a Notary Public do hereby certify unto all whom it may concern, that Mrs.

the wife of the within named did this day appear before me, and upon being privately and separately examined by me, did declare that she does freely, voluntarily and without any compulsion, dread or fear of any person or persons whomsoever, renounce, release, and forever relinquish unto the within named

heirs and assigns, all her interest and estate, and also her right and claim of Dower of, in, or to all and singular the premises within mentioned and released.

GIVEN under my hand and seal, this day of Anno Domini, 19 (L. S.) Notary Public, S. C.

Recorded May 31st 1946 at 2:30 o'clock P. M. BY: E. G.