

TITLE TO REAL ESTATE

KEYS PRINTING CO., GREENVILLE, S. C.

STATE OF SOUTH CAROLINA,  
Greenville County.

KNOW ALL MEN BY THESE PRESENTS, That The First National Bank of Greenville, South Carolina, as Administrator de bonis non, cum testaments annexo and Trustee of the Estate of John B. Marshall,

in consideration of the sum of Five Hundred and No/100 (\$500.00) in the State aforesaid  
DOLLARS,

to it paid by Jesse H. Mull

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 Jesse H. Mull

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

on the South side of Welcome Avenue and known and designated as Lot #8 of Addition to Camilla Park # 2, Property of John B. Marshall Estate, a plat of which is recorded in the R. M. C.'s Office for Greenville County in Plat Book "B", at page 197, and having according to said plat, the following metes and bounds, courses and distances to wit:

BEGINNING at an iron pin on the South side of Welcome Avenue which iron pin is 500 feet in an Easterly direction from the Southeastern intersection of White Horse Road and Welcome Avenue, joint corner of Lots # 7 and 8; thence along the joint line of said lots S. 14-0 E., 576 feet to an iron pin, rear joint corner of said lots; thence N. 46-45 E., 110 feet to an iron pin, rear joint corner of Lots # 8 and 9; thence along the joint line of said lots N. 14-0 W., 554 feet to an iron pin in the line of Welcome Avenue; thence along the Southern side of Welcome Avenue, S. 59-30 W., 100 feet to the point of beginning.

The within conveyance is made subject to the following restrictions:

1. That the said land shall be used exclusively for residential purposes for white persons only and that the said land shall never be sold, rented, or otherwise disposed of to any person wholly or partly of African descent.
2. That no building shall be erected on said lots costing less than the sum of \$1,000.00.
3. That no building shall be erected nearer the front line of said lot than 30 feet, nor nearer than 10 feet from either side line, or nearer than 5 feet from the rear line of said lot.
4. That the grantor reserves to itself and its successors the right to authorize the placing, maintaining, and repairing of any and all public utilities in the streets without compensation to any lot owner.
5. That no surface closet nor cess pool shall ever be maintained on said land, but only septic tanks or other sanitary sewerage.
6. That no use shall be made of said lot which would constitute a nuisance to the adjoining lot owner.