

TITLE TO REAL ESTATE

KEYS PRINTING CO., GREENVILLE, S. C.

STATE OF SOUTH CAROLINA,
Greenville County.

KNOW ALL MEN BY THESE PRESENTS, That we, Walter L. Rogers, Sr. and Walter L. Rogers, Jr.

in the State aforesaid.

in consideration of the sum of Sixteen Hundred and No/100 (\$1600.00)

DOLLARS,

to us paid by Lanier M. Maddox

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 Lanier M. Maddox, his heirs and assigns:

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

situate in School District 10-A on the Northeastern side of the New Buncombe Road (Federal Highway No. 25) about four miles from the City of Greenville, said County and State and being known and designated as Tract No. 2 of the property of Walter L. Rogers, plat of same being made March, 1946 by the Piedmont Engineering Service and said plat being recorded in the R. M. C. Office for Greenville County, S. C. in Plat Book "Q" at page 123 and according to said plat, having the following metes and bounds, to-wit:

BEGINNING at a point in the center of said New Buncombe Road in the Southeastern corner of Tract No. 2, according to the above mentioned plat, and running N. 62-20 E. 829.4 feet to an iron pin, rear of Tract No. 2; thence N. 19-15 W. 56 feet to an iron pin; thence N. 18-15 W. 84.5 feet to an iron pin at the joint rear corner of Tracts Nos. 1 and 2; thence S. 59-57 W. 876 feet to the joint corner of Tracts Nos. 1 and 2 in the center of the New Buncombe Road; thence S. 39-14 E. 116.7 feet to the beginning corner.

The above land is conveyed subject to the easement in the public to that strip of land 50 x 116.7 feet extending across the front of the said tract and now being used as part of the New Buncombe Road.

The property is being conveyed upon the following conditions, which are conditions subsequent:

- (1) To be used for residential purposes only.
- (2) Not to be used for any commercial purposes or let to or disposed of to any person of African descent.

The Grantee herein agrees to pay the taxes for the year 1947.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FOR VALUE RECEIVED, I, Elsie Dill Craft, do hereby release the within described property from the lien of a mortgage heretofore executed by Walter L. Rogers, Sr. and Walter L. Rogers, Jr. to me on the 29th day of June, 1945 in the original sum of \$1,000, same being recorded in the R. M. C. Office for Greenville County, S. C. in Vol. 335 at page 196.

Elsie Dill Craft

WITNESSES:

H. L. Hingson
Christine Brissey

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

Personally appeared before me Christine Brissey who being duly sworn says that she saw the within named Elsie Dill Craft sign, seal and as her act and deed deliver the within written Release and that she with H. L. Hingson witnessed the execution thereof.

Christine Brissey

Sworn to before me this
10th day of March, 1947.

H. L. Hingson N. P. for S. C.