

TITLE TO REAL ESTATE

KEYS PRINTING CO., GREENVILLE, S. C.

STATE OF SOUTH CAROLINA,  
Greenville County.

I, Joe L. Watkins

KNOW ALL MEN BY THESE PRESENTS, That

.....in the State aforesaid.  
in consideration of the sum of Seventeen Hundred and No/100 (\$1700.00)  
.....DOLLARS,

to me paid by W. T. Moore

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 W. T. Moore, and his heirs and assigns,

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

containing 23 acres, more or less, about five (5) miles from the City of Greenville, and being the Southeastern portion of tract # 7 in the division of the land of Z. B. Watkins as shown by a survey and plat made by W. A. Adams, November 26, 1918, and having the following metes and bounds, to-wit:

BEGINNING at a stone and running thence with the line of the land formerly owned by W. Thackston, S. 32 W. 28.39 chains to stone; thence S. 22 W. 9.40 chains to pin; thence S. 38 W. 3 chains to Reedy River; thence up Reedy River as the line approximately 3 chains to a point in center of Sanders Creek; thence up Sanders Creek as the line approximately 40 chains to an iron pin in line of tract # 6; thence with line of tract # 6, S. 68-3/4 E. approximately 3 1/2 chains to stone, the point of beginning. Said land being bounded on the west by Sanders Creek, on the North by tract # 6, on the East by land now or formerly owned by W. Thackston and on the South by Reedy River.

ALSO, All that piece, parcel or lot of land in Paris Mountain Township, Greenville County, State of South Carolina, on the Western side of Long Forest Drive, being shown as lot No. 26 on plat of property of Nabors and Bridges made by R. E. Dalton in July, 1945, recorded in the R. M. C. Office for Greenville County in Plat Book "O", at Page 195, containing 2.60 acres, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Western side of Long Forest Drive at joint front corner of Lots Nos. 25 and 26, and running thence with the line of lot No. 25, N. 58-30 W. 331 feet to an iron pin in line of the Turner property; thence with the line of the Turner property, S. 32-06 W. 450 feet to an iron pin, corner of lot No. 27; thence with the line of lot No. 27, N. 87-24 E. 454.4 feet to an iron pin on Long Forest Drive; thence with Long Forest Drive, approximately, N. 19-41 E. 200 feet to the point of beginning.

This conveyance is made subject to the following restrictions which are expressly made a part of the consideration thereof, and it is distinctly understood that said restrictions are for the benefit of all persons owning lots as shown on said plat.

- (1) Said property shall be used for residential purposes only.
- (2) This property shall never be sold, rented or otherwise disposed of to any person of the negro race.
- (3) No residence shall be constructed on said property costing less than ----.
- (4) No garage apartment shall be constructed or occupied on said property until after the residence above described shall have been completed.
- (5) No dwelling shall be erected upon said lot nearer than 60 feet to Long Forest Drive.

The grantee is to pay 1947 taxes.