



STATE OF SOUTH CAROLINA,
GREENVILLE COUNTY, OLLIE FARNSWORTH
R.M.C.

Know All Men by These Presents:

That, I, Robert J. Edwards, as Committee and as Trustee for James M. Edwards in the State aforesaid, in consideration of the sum of Fifteen Hundred and No/100 (\$1500.00) - - - - - DOLLARS,

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (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. W. Keller, and his heirs and assigns forever:

All that lot of land located in Chick Springs Township, Greenville County, State of South Carolina, situate on the Southeast side of U.S. Highway # 29, and having the following metes and bounds, according to a plat of the property of James M. Edwards made by R.E. Dalton in April 1948, to-wit:

BEGINNING at an iron pin on the Southeast side of U.S. Highway # 29, the joint front corner of lots # 7 and 8, and running thence with line of lot # 7, S. 47-00 E. 325 feet to an iron pin in line of other property owned by James M. Edwards; thence with the line of said property, N. 43 E. 100 feet to an iron pin, corner of lot # 9; thence with line of lot # 9, N. 47- W. 325 feet to an iron pin on right-of-way of U.S. Highway # 29; thence with said right-of-way, S. 43 W. 100 feet to the point of beginning. Said lot being a portion of the original 380 acres tract of land described in Volume 000 at Page 396, and the remainder of said lot being a portion of the land inherited by James M. Edwards from Vance Edwards and conveyed to the said James M. Edwards by partition deed.

Subject to the following restrictions:

1. Said property shall be used for residential purposes for white people only.
2. Said property, nor any part thereof, shall ever be used, sold, or otherwise disposed of, to persons of African descent.
3. That no filling station, tourist camp, trailer camp, or public dance hall shall be constructed on said property.
4. That no dwelling shall be erected upon said lot that shall cost less than \$10,000.00 (but this restriction shall not apply to servant's quarters erected on the rear of said lot), nor less than 100 feet from right-of-way of Highway # 29.

This deed is executed pursuant to authority contained in the Decree signed by Honorable J. Robert Martin, Jr. dated October 30, 1948 filed in Judgment Rolls #-7242 and E-8970.

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 said Premises before mentioned unto the grantee(s) hereinabove named, and his Heirs and Assigns forever.

And the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s) Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and the grantee's(s) Heirs and Assigns against the grantor(s) and the grantor's(s) Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the grantor's(s) hand and seal this 1st day of November in the year of our Lord One Thousand Nine Hundred and Fort-Eight

Signed, Sealed and Delivered in the Presence of

Eva W. King
J. L. Love

Robert J. Edwards (Seal)
As Committee and as Trustee for James M. Edwards (Seal)



State of South Carolina,
Greenville County

Personally appeared before me Ena W. King

and made oath that she saw the within named grantor(s) Robert J. Edwards, as Committee and as Trustee for James M. Edwards sign, seal and as his act and deed deliver the within written deed, and that she, with Jas. L. Love, witnessed the execution thereof.

Sworn to before me this 1st day of November, A. D. 19 48
J. L. Love (Seal)
Notary Public for South Carolina

Eva W. King

State of South Carolina,
Greenville County

RENUNCIATION OF DOWER

I,

Notary Public, do hereby certify

unto all whom it may concern, that Mrs. 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 Heirs and Assigns, all her interest and estate, and also all 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 _____, A. D. 19_____

(Seal)
Notary Public for South Carolina