

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

SEP 14 11 32 AM 1949 Know All Men by These Presents:



That I, Annie Lou Newman, in the State aforesaid, in consideration of the sum of Three Thousand and No/100 (\$3,000.00) 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 ALICE H. LAWTON, her heirs and assigns, all that piece, parcel or lot of land, in the City of Greenville, County of Greenville, State of South Carolina, located at the Northeastern intersection of McDaniel Avenue and Newman Street and designated as lot #37 of a Subdivision known as McDaniel Heights; a plat of which is recorded in the R.M.C. Office for Greenville County in Plat Book "P", at Page 87, and having, according to said plat, the following metes and bounds, courses and distances, to wit:

BEGINNING at an iron pin at the Northeastern intersection of McDaniel Avenue and Newman Street and running thence along the Eastern side of McDaniel Avenue N. 14-29 E. 100 feet to an iron pin, joint corner of lots #36 and #37; thence along the joint line of said lots S. 75-31 E. 170 feet to an iron pin, rear joint corner of said lots; thence S. 14-29 N. 62.2 feet to an iron pin in the line of Newman Street; thence along the Northern side of Newman Street N. 88-03 W. 174.1 feet to the point of beginning.

This property is sold subject to the following building 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 other than of the Caucasian race.
3. The front portion of any building to be constructed upon said property shall not be nearer than 40 feet to McDaniel Avenue
4. No building other than outhouses shall be erected upon said property costing less than the sum of \$10,000.00, and shall at least have the effect of a one and one-half story building.

The grantee herein is to pay the 1949 taxes.

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 her 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 7th day of September in the year of our Lord One Thousand Nine Hundred and forty nine

Signed, Sealed and Delivered in the Presence of

J. L. Newman
J. Larue Hinson

Annie Lou Newman (Seal)
(Seal)
(Seal)
(Seal)
(Seal)

State of South Carolina, Greenville County

Personally appeared before me J. L. Newman

and made oath that he saw the within named grantor(s) Annie Lou Newman

written deed, and that he with J. Larue Hinson sign, seal and as her act and deed deliver the within witnessed the execution thereof.

Sworn to before me this 7th day of September, A. D. 1949

J. Larue Hinson (Seal) Notary Public for South Carolina

J. L. Newman

State of South Carolina, Greenville County

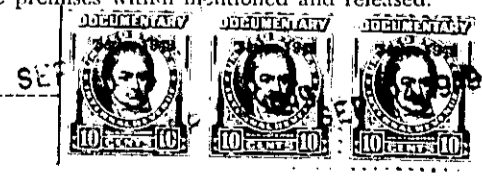
RENUNCIATION OF DOWER (LAWTON - ALICE H.)

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



Cancelled documentary stamps attached: S. C. \$ U. S. \$ Recorded this 14th day of September 1949 at 11:32 A.M. #21725