

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY



Know All Men by These Presents:

That I, J. T. Massey in the State aforesaid, in consideration of the sum of -----Six Hundred and No/100 ----- 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 Euell B. Culbertson and Elma T. Culbertson, their heirs and assigns forever.

ALL that piece, parcel or lot of land in Austin Township, Greenville County, State of South Carolina in the Town of Mauldin and being known and designated as Lot No. 4 as shown on survey of property of J. T. Massey made by W. J. Riddle, Surveyor, May 1948 and having the following metes and bounds, to wit:

BEGINNING at an iron pin on the Southern side of a Proposed Street at the corner common to Lots 3 and 4 and running thence South 27-25 East along the dividing line between Lots 3 and 4, 200 feet to an iron pin; thence South 62-35 West 100 feet to an iron pin at the corner of Lot 5; thence North 27-25 West along the dividing line between Lots 4 and 5, 200 feet to an iron pin on the Southern side of said Proposed Street; thence along said Proposed Street North 62-35 East 100 feet to the place of beginning.

This property is sold subject to the following restrictions:

- 1. No house shall be erected on said property costing less than \$7,000.00
2. This property shall not be sold, rented or otherwise disposed of to negroes or persons of African descent.
3. This property shall be used for residential purposes only.
4. No dwelling shall be erected closer to the highway than 70 feet from the right-of-way of the State Highway Department.
5. No outside toilets shall be erected on said premises and only septic tanks or other snaitary toilets shall be constructed thereon.

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 their 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 29th day of April in the year of our Lord One Thousand Nine Hundred and Fifty

Signed, Sealed and Delivered in the Presence of

Handwritten signatures of H. W. Clarke and R. P. Thompson

Handwritten signature of J. T. Massey and five lines for seals

State of South Carolina, Greenville County

Personally appeared before me H. W. Clarke

and, made oath that he saw the within named grantor(s) J. T. Massey sign, seal and as his act and deed deliver the within written deed, and that he, with R. P. Thompson witnessed the execution thereof.

Sworn to before me this day of April 29, A. D. 1950 Notary Public for South Carolina

Handwritten signature of H. W. Clarke

State of South Carolina, Greenville County

RENUNCIATION OF DOWER I, T. C. Alexander

, Notary Public,

do hereby certify unto all whom it may concern, that Mrs. Sudie W. Massey wife of the within named J. T. Massey 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 Euell B. & Elma T. Culbertson, their 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 April 29, A. D. 1950 Notary Public for South Carolina

Handwritten signature of Sudie W. Massey

Cancelled documentary stamps attached: S. C. \$; U. S. \$ Recorded, this 11th day of May 1950 at 10:00 A. M., No. 11583

MB-2-26