

STATE OF SOUTH CAROLINA,

GREENVILLE COUNTY MAY 1 10 50 AM '54

Know All Men by These Presents:

That I, Florence S. Towery in the State aforesaid,  
in consideration of the sum of Five Hundred and No/100ths (\$500.00)- - - - - 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

Albert L. Smith, his heirs and assigns, forever:

All that certain lot of land in Chick Springs Township, Greenville County, South Carolina, on the East side of Cardinal Drive, being known and designated as Lot No. 25 of Cardinal Park, property of Oscar L. Ayers, as shown on plat made by R. K. Campbell, April 24, 1949, and recorded in the R.M.C. Office for Greenville County in Plat Book W, page 27, and having the following metes and bounds, according to said plat:

BEGINNING at an iron pin on the East side of Cardinal Drive, at joint corner of Lots Nos. 25 and 26, and running thence with the East side of Cardinal Drive, S. 25-58 E. 59.7 feet to iron pin; thence with the North side of Cardinal Drive N. 68-02 E. 160.7 feet to iron pin; thence still with the North side of Cardinal Drive N. 57-54 E. 6.8 feet to iron pin at rear corner of Lot No. 24; thence with the rear line of Lot No. 24, N. 24-34 W. 57.5 feet to iron pin at joint corner of Lots Nos. 23, 24, 25, and 26; and thence with line of Lot No. 26, S. 68-17 W. 169 feet to the beginning corner, being ~~separation of~~ the same conveyed to me by Oscar L. Ayers by deed dated March 1, 1951, and recorded in Book 430 at page 351.

This property is conveyed subject to the following restrictions and conditions: Said property to be used for residential purposes only; no residence to cost less \$5,000.00; no building to be erected nearer than 30 feet from the street on which it faces; no outside toilets permitted and sewage to be disposed of by approved septic tanks; no part of said property to be sold, rented or otherwise disposed of to any person of African descent; property conveyed subject to recorded right-of-way; no residence to be built on any lot or portion thereof, unless said lot has 50 feet or more street frontage.

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.

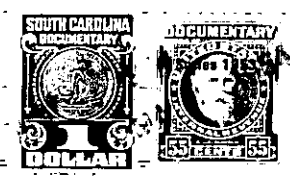
Witness the grantor's(s) hand and seal this 1st day of May in the year of our Lord One Thousand Nine Hundred and fifty-four

Signed, Sealed and Delivered in the Presence of

*Lillian J. Bryson*  
*Wilma R. Moody*

*Florence S. Towery*

(Seal)  
(Seal)  
(Seal)  
(Seal)



State of South Carolina,  
Greenville County

Personally appeared before me Wilma R. Moody

and made oath that she saw the within named grantor(s) Florence S. Towery sign, seal and as her act and deed deliver the within written deed, and that she, with William J. Bryson witnessed the execution thereof.

Sworn to before me this 1st day of May, A. D. 1954

*Lillian J. Bryson* (Seal)  
Notary Public for South Carolina

*Wilma R. Moody*

State of South Carolina,  
Greenville County

RENUNCIATION OF DOWER

I, WOMAN GRANTOR 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 First day of May 1954 at 10:50 A.M., No. #9725