



STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

JAN 27 3 54 P.M. All Men by These Presents:

That I, RUTH L. WEAVER in the State aforesaid, in consideration of the sum of TWO HUNDRED AND NO 200, (\$200.00)-----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. T. PITWELL, HIS HEIRS AND ASSIGNS,

ALL that certain piece, parcel or lot of land in Chick Springs Township, Greenville County, South Carolina, located on the Southern side of Cardinal Drive and being known and designated as Lot No. 61 of Cardinal Park as shown on Plat thereof made by R. K. Campbell, dated April 25, 1949 and having according to said plat recorded in the R. M. C. Office for Greenville County in Plat Book "W" at page 27, the following metes and bounds to-wit:

BEGINNING at an iron pin on the South side of Cardinal Drive at the corner of Lot No. 60 and running thence with Cardinal Drive N. 57-54 E. 38.65 feet to an iron pin; thence S. 21-58 E. 174.4 feet to an iron pin; thence S. 68-02 W. 41.1 feet to an iron pin at the rear corner of Lot No. 60; thence with the line of Lot No. 60, N. 21-58 W. 167.5 feet to the beginning corner.

This is the same property conveyed to me by deed of Oscar L. Ayers and recorded in the R. M. C. Office for Greenville County in Deed Book 391 at page 123. 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 than \$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 rights-of-way; No residence to be built on any Lot or portion thereof, unless said Lot has 50 feet or more street frontage.

Grantee to pay 1955 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 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 27th day of January in the year of our Lord One Thousand Nine Hundred and Fifty-five.

Signed, Sealed and Delivered in the Presence of Ruth L. Weaver (Seal), Mary Jean Jones (Seal), L. A. Hutson, Jr. (Seal), and another witness (Seal).

State of South Carolina, Greenville County Personally appeared before me Mary Jean Jones and made oath that She saw the within named grantor(s) Ruth L. Weaver sign, seal and as her act and deed deliver the within written deed, and that she, with L. A. Hutson, Jr. witnessed the execution thereof. Sworn to, before me this 27th day of January, A. D. 1955. Lucius A. Hutson, Jr. (Seal) Notary Public for South Carolina. Mary Jean Jones (Seal)

State of South Carolina, Greenville County RENUNCIATION OF DOWER I, GRANTOR IS A WOMAN 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. 1955. Notary Public for South Carolina. Cancelled documentary stamps attached: S. C. \$ U. S. \$ Recorded this 27th day of January 1955, at 3:59 P.M., No. 2427