

TITLE TO REAL ESTATE

STATE OF SOUTH CAROLINA - GREENVILLE

THE STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE,

KNOW ALL MEN BY THESE PRESENTS, THAT Piedmont Corporation a corporation chartered under the laws of the State of South Carolina, and having its principal place of business at Greenville in the State of S. C., for and in consideration of the sum of Five Hundred and no/100 (\$500.00) Dollars, to it in hand duly paid at and before the sealing and delivery of these presents by the grantee hereinafter named (the receipt whereof is hereby acknowledged), has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto J. O. Heatherly.

All that certain piece, parcel or lot of land lying and being in Greenville Township, Greenville County, South Carolina known and designated as Lot No. 17 on plat of property of Piedmont Corporation known as Mills Avenue, Highlands made by Dalton and Neves, May, 1937, and having the following metes and bounds, to-wit:-

Beginning at the joint corners of Lots 17 and 18 on Grove Road; thence with Grove Road, S. 27-24 W. 60.8 feet to an iron pin; thence S. 85-12 W. diagonally to Henrydale Street 28.5 feet; thence with Henrydale Street N. 42-0 W. 167.1 feet to an iron pin at corner of Lot No. 16; thence with line of Lot No. 16, N. 27-24 E. 18.3 feet to an iron pin at the corner of Lot No. 18; thence with Lot 18 S. 62-36 E. 180 feet to the beginning corner on Grove Road.

This conveyance is made subject to the following restrictions, which are imposed for the benefit of the grantor and may be modified by it when such modification is deemed to be to the best interest of all concerned.

(1) This property is for residential purposes only.

(2) No property shall be erected on said property to cost less than \$2500.00.

(3) Said property shall never be sold, rented or otherwise disposed of to any person or persons having any percentage of negro blood.

(4) No building of any kind shall be erected nearer to the street than 35 feet of any property line.

(5) Nothing that constitutes a nuisance or injury to others property shall be permitted.

(6) Grantor reserves the right to place along the street and alleys on which said lot abuts, sewer pipes, electric wires, car tracks and any lines or pipes for public utilities without compensating the grantee or his heirs or assigns.

(7) No whiskey or intoxicating beverages shall be sold on the property

(8) On all business property no building is to be erected except of either stone, brick or fireproof construction.

(9) Grantee is to pay taxes for the year 1937.

City water is to be furnished without any extra cost to grantee.

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 premises before mentioned unto the grantee hereinabove named, and his Heirs and Assigns forever.

And the said granting corporation does hereby bind itself and its successors to warrant and forever defend all and singular the said premises unto the grantee hereinabove named, and his heirs and assigns, against itself and its successors, and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

In witness whereof the said granting corporation has caused its corporate seal to be hereunto affixed and these presents to be subscribed by its duly authorized officers, James P.

Moore, its President and Otis P. Moore, its Secretary, on this the 26th day of June, in the year of our Lord one thousand nine hundred and thirty-seven and in the one hundred and sixty-first year of the Sovereignty and Independence of the United States of America.

Signed, sealed and delivered
in the presence of:

Helen Fawcett

Julia D. Charles.

The State of South Carolina,
County of Greenville.

Personally appeared before me Helen Fawcett and made oath that she saw the within named Piedmont Corporation, by its duly authorized officers, James P. Moore, Pres. and Otis P. Moore, Sec. sign, seal with its corporate seal, and as the act and deed of said corporation deliver the within written deed, and that she with Julia D. Charles, witnessed the execution thereof.

Sworn to before me this 26th day of

Helen Fawcett.

June, A. D. 1937

Julia D. Charles (SEAL)

Notary Public for South Carolina.

For value received and pursuant of an Order of the Court we, O. P. Mills and Henry J. Winn as Executors of the Will of Mrs. Susan C. Mills, hereby release from the within described lot of land the lien of a certain mortgage executed by O. P. Mills to us as Executors aforesaid