

TITLE TO REAL ESTATE—G.T. 205

STATE OF SOUTH CAROLINA,

Greenville County.

KNOW ALL MEN BY THESE PRESENTS, That It, Colonia Company

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 South Carolina for and in consideration of the sum of Seven Hundred and No/100 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 L. T. Chapman

All that lot, tract or parcel of land situated lying and being in Greenville, County, South Carolina and better known and designated as Lot No. 300 on that certain plat of Property of Colonia Company, made by Dalton & Neves, February, 1938. Said Plat being recorded in R. M. C. Office for Greenville County, South Carolina. 8/190

And being more particularly described as follows: Beginning at a point on Franklin Road corners of Lot's 300 and 301 and running S. 25-34 W. 634 feet to a point at the rear corner of Lot's No's 300 and 301 thence S. 68-16 E. 101.5 feet; thence N. 25-27 E. 627 feet to a point on Franklin Road; thence 100 feet to the beginning corner, containing 1.45 acres, according to said plat above referred to.

This property is sold subject to the following restrictions:

- 1- No residence shall be erected facing on Franklin Road to cost less than \$3,000.
- 2- This property is to be used for residence purposes only.
- 3- This property, or any part thereof, shall never be sold to any person having any percentage of African blood.

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 hereinafter 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 hereinafter 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 H. Y. Thackston, Pres. & Sect., and Belle B. Hunt, Treas. on this the 24th day of August, in the year of our Lord one thousand nine hundred and Forty-Two, and in the one hundred and sixty -seventh year of the Sovereignty and Independence of the United States of America.

Signed, Sealed and Delivered in the Presence of

Joan F. Phillips

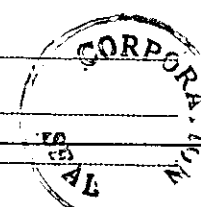
COLONIA COMPANY

By H. Y. Thackston, Pres. & Sect.

And Belle B. Hunt, Treas.

N. O. McDowell

S. C. Stamps Cancelled, \$ 2 and 00 Cents
U. S. Stamps Cancelled, \$ 1 and 10 Cents



STATE OF SOUTH CAROLINA,

County of Greenville.

Personally appeared before me Joan F. Phillip and made oath that she saw the within named Colonia Company

by its duly authorized officers, H. Y. Thackston, Pres. & Sect., and Belle B. Hunt, Treas. sign, seal with its corporate seal, and as the act and deed of said corporation deliver the within written deed, and that she with N. O. McDowell

Sworn to before me, this 24th day of August A. D. 19 42 witnessed the execution thereof.

N. O. McDowell (Seal)

Joan F. Phillips

Notary Public, S. C.

Recorded August 29th 19 42 at 11:56 o'clock A. M.

BY: N.S.