

State of South Carolina, }
County of Greenville.

KNOW ALL MEN BY THESE PRESENTS That RIVERSIDE LAND COMPANY a corporation chartered under the laws of the state aforesaid, and having its principal place of business at Greenville, in the State aforesaid, for and in consideration of the sum of Two hundred fifty (\$250.00) 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 H. W. Jones All that certain Piece, Parcel or

lot of land situate in the County and State aforesaid, being a part of the lands of said Company, known as "Riverside," said lot being known and designated on a plat of said lands made by Carter & Pringle, surveyors, (which plat is of record in said office) as lot number 9 of block "G" fronting 50 feet on Highlawn Avenue described as follows:

Beginning at a stake on Highlawn Avenue, joint corner of lots nos. 8 and 9 and running thence with Highlawn Avenue S. 79-45 E. 50 feet to a stake, corner of lots nos. 9 and 10; thence with the joint line of said lots S. 10-15 W. 161.5 feet to a stake on an alley; thence with said alley N. 79-45 W. 50 feet to a stake, joint corner of lots nos. 8 and 9; thence with the joint line of said lots 161.8 feet to the point of beginning

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. Upon the following conditions, however:— FIRST.—That the property is not to be sold, rented or otherwise disposed of to persons of African descent. SECOND.—That no liquor or ardent spirits are to be sold on the property. THIRD.—That no Residence shall be built on said lot to cost less than 50 Dollars but any person may use two or more lots, placing one residence thereon. FOURTH.—That no building shall be erected nearer the street than the building line shown on the said plat, which is 5 feet from all streets. FIFTH.—That no use shall be made of the lot sold, or any part thereof, which would constitute a nuisance or injure the value of any of the neighboring lots. SIXTH.—That the lay out of the lots as shown on said plan shall be adhered to; and no scheme of facing lots in any other direction than that shown on said plat shall be permitted. SEVENTH.—That the Company reserves the right to lay and place or authorize the laying and placing of electric or other streetcar tracks, sewer, gas and water pipes, electric conduits or pipes, telegraph, telephone and electric light poles, or any other work or instrument of public utility, on or in any of the streets of said Riverside, without compensation to any lot owner.

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, to wit, its President and Secretary on this the Eighteenth day of January in the year of our Lord one thousand, nine hundred and twenty seven and in the one hundred and fifty first year of the sovereignty and independence of the United States of America

Signed, sealed and delivered in the presence of: Eunice Dodd and Henry Wright } Riverside Land Company By H. J. Haynesworth President and J. D. McCullough Secretary

State of South Carolina, } S. C. Stamps \$1.00.
County of Greenville

Personally appeared before me Eunice Dodd and that she saw the within named H. J. Haynesworth as President, and J. D. McCullough as Secretary of Riverside Land Company, sign, seal and as the act and deed of said corporation deliver the within written deed, and that she, with Henry Wright witnessed the execution thereof.

Sworn to before me, this 18th day of January A. D. 1927 Eunice Dodd Notary Public for South Carolina.

Recorded for January 18th at 12:30 P.M.

State of South Carolina, }
County of Greenville.

KNOW ALL MEN BY THESE PRESENTS That RIVERSIDE LAND COMPANY a corporation chartered under the laws of the state aforesaid, and having its principal place of business at Greenville, in the State aforesaid, for and in consideration of the sum of Five (\$5.00) Dollars and other valuable Considerations 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 Edward D. Morgan

lot of land situate in the County and State aforesaid, being a part of the lands of said Company, known as "Riverside," said lot being known and designated on a plat of said lands made by Carter & Pringle, surveyors, (which plat is of record in said office) as lot number twenty one (21) of block "G" fronting 50 feet on Highlawn Avenue, with a depth of one hundred twenty five (125) feet to an alley.

Beginning at a stake on Highlawn Avenue, joint corner of lots nos. 20 and 21 and running thence with Highlawn Avenue S. 79-45 E. 50 feet to a stake, corner of lots nos. 21 and 22; thence with the joint line of said lots S. 10-15 W. 161.5 feet to a stake on an alley; thence with said alley N. 79-45 W. 50 feet to a stake, joint corner of lots nos. 20 and 21; thence with the joint line of said lots 161.8 feet to the point of beginning

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. Upon the following conditions, however:— FIRST.—That the property is not to be sold, rented or otherwise disposed of to persons of African descent. SECOND.—That no liquor or ardent spirits are to be sold on the property. THIRD.—That no Residence shall be built on said lot to cost less than 50 Dollars but any person may use two or more lots, placing one residence thereon. FOURTH.—That no building shall be erected nearer the street than the building line shown on the said plat, which is 5 feet from all streets. FIFTH.—That no use shall be made of the lot sold, or any part thereof, which would constitute a nuisance or injure the value of any of the neighboring lots. SIXTH.—That the lay out of the lots as shown on said plan shall be adhered to; and no scheme of facing lots in any other direction than that shown on said plat shall be permitted. SEVENTH.—That the Company reserves the right to lay and place or authorize the laying and placing of electric or other streetcar tracks, sewer, gas and water pipes, electric conduits or pipes, telegraph, telephone and electric light poles, or any other work or instrument of public utility, on or in any of the streets of said Riverside, without compensation to any lot owner.

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, to wit, its President and Secretary on this the second day of November in the year of our Lord one thousand, nine hundred and twenty eight and in the one hundred and fifty third year of the sovereignty and independence of the United States of America

Signed, sealed and delivered in the presence of: Eunice Dodd and Henry Wright } Riverside Land Company By H. J. Haynesworth President and J. D. McCullough Secretary



State of South Carolina, }
County of Greenville

Personally appeared before me Eunice Dodd and that she saw the within named H. J. Haynesworth as President, and J. D. McCullough as Secretary of Riverside Land Company, sign, seal and as the act and deed of said corporation deliver the within written deed, and that she, with Henry Wright witnessed the execution thereof.

Sworn to before me, this 2nd day of November A. D. 1928 Alphonso Dodd Notary Public for South Carolina.

Recorded for November 5th at 11:05 A.M.