

Cagle Park Company DEED TO Allen J. Graham

State of South Carolina,

COUNTY OF Greenville

KNOW ALL MEN BY THESE PRESENTS, That Cagle Park 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 Twenty Three Hundred and Forty-five (\$2345.00) 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 Allen J. Graham

All that certain lot of land situate on the North side of Mills Avenue in the Sixth lot of Sixth Ward of the City of Greenville, in the County of Greenville, and the State of South Carolina, known and designated as Lot No. 11 of Block B. of Cagle Park Company, as shown on Plat recorded in R.M.C. office for Greenville County in Plat Book C, page 238 having the following metes and bounds, to wit:-Beginning at an iron pipe on the North side of Mills Avenue, corner of Lot No. 12; running thence with line of Lot No. 12 N. 3-05 W. one hundred fifty-eight and two tenths (158.2) feet to an iron pipe; thence S. 89-07 W. seventy-two (72) feet to an iron pipe; thence S. 4-56 E. one hundred fifty-seven and eight-tenths (157.8/10) feet to an iron pipe on Mills Avenue; thence with Mills Avenue N. 89-40 E. sixty-seven (67) feet to the beginning corner. Subject, however, to the following restrictions, which are part of the consideration for this deed, and are made for the benefit and protection of the other lots shown on the plat above referred to, which restrictions shall remain effective for a period of twenty years from the date of this deed, to wit:- (1) the property herein conveyed nor any part thereof shall not be sold, rented, nor otherwise disposed of to Negroes. (2) The said property shall not be used for any unlawful business nor for anything which would constitute a nuisance. (3) The property herein conveyed shall not be re-cut nor subdivided so as to face any other direction than as shown on said plat. (4) No building shall be erected upon said property within twenty-five (25) feet of the present line of Mills Avenue. (5) No building costing less than Thirty-five Hundred (\$3500.00) Dollars shall be erected upon said lot, other than out-buildings appurtenant to a dwelling.. The said Allen J. Graham has this day executed a mortgage to the said Cagle Park Company in the sum of eighteen hundred dollars (\$1,800) the said mortgage embracing property described in this deed.

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,

on this the 3rd day of June, in the year of our Lord one thousand nine hundred and sixteen, and in the one hundred and fortieth year of the Sovereignty and Independence of the United States of America.

Signed, Sealed and Delivered in the Presence of L. W. Garrett, A. C. Hammett

Cagle Park Co. By A. A. Bristow, Prest. and Wm. F. Robertson, Secy.

(Stamps canceled \$.50)

STATE OF SOUTH CAROLINA, COUNTY OF Greenville

PERSONALLY appeared before me L. W. Garrett and made oath that she saw A. A. Bristow as President and Wm. F. Robertson as Secy.

of Cagle Park Company a corporation chartered under the laws of the State of South Carolina sign, seal with its corporate seal, and as the act and deed of said corporation deliver the within written deed, and that she with A. C. Hammett, witnessed the execution thereof.

SWORN to before me, this 7th day of June A. D. 1916



A. C. Hammett (SEAL) Notary Public for South Carolina.

L. W. Garrett

Recorded for June 16, 1916.