

Security Inv. Co.

DEED TO

Charles Kupfer

State of South Carolina,

COUNTY OF Greenville

KNOW ALL MEN BY THESE PRESENTS, That The Security Investment 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 Ten (\$10.00) Dollars and other valuable considerations 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

Charles Kupfer, his heirs and assigns forever. All that certain piece, parcel or lot of land situate on the north side of Prentiss Avenue, in the City of Greenville, County and State aforesaid, known and designated as lot No.1 of Block "E" of Cagle Park, as shown on plat recorded in R.M.C. Office for Greenville County, Plat book C, page 28, and being more particularly described as follows: Beginning at an iron pin on the north side of Prentiss Avenue, along a curved line having approximately a tangent S. 64-55 E. sixty-two feet to an iron pin corner lots Nos. 1 and 2; thence along the line of lot No. 2 N. 27-50 E. 186.6 feet to an iron pin in the rear line of line of lot No. 5; thence with line of lots Nos. 5 and 6 N. 69-11 W. ninety-five (95) feet to an iron pin on the east side of Eagle Avenue; thence with said Eagle Avenue, along a curved line approximately S. 5.07 W. seventy-six (76) feet; thence still with said avenue along a curved line, approximately S. 23-14 W. 76.7 feet; thence still with said Avenue S. 33.40 W. 31.6 feet to the beginning corner, being the lot conveyed to The Security Investment Company by C.B. Martin by deed dated July 16, 1919 and recorded in R.M.C. office for Greenville County in Vol. 55, page 13.

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 April 19, 1919, to-wit:

- (1) This 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 sub-divided so as to face any other direction than as shown on said plat.
(4) No building shall be erected upon said property within 25 feet of the present line of Prentiss Avenue.
(5) No building costing less than twenty-five hundred (\$2500.00) dollars shall be erected upon said lot other than out-buildings appurtenant to a dwelling.

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,

on this the 3rd day of December, in the year of our Lord one thousand nine hundred and nineteen, and in the one hundred and forty-fourth (144th.) year of the Sovereignty and Independence of the United States of America.

Signed, Sealed and Delivered in the Presence of

J.E. Hart,
W.R. Watkins,

The Security Investment Co.
By
W.D. Workman, Pres.
and
Rudolf Anderson, Secty. & Treas.



Stamps \$8.50

STATE OF SOUTH CAROLINA,

COUNTY OF Greenville

PERSONALLY appeared before me J.E. Hart and made oath that he saw

W.D. Workman as President and

Rudolf Anderson as Secty. & Treas.

of The Security Investment Co. 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 he with

W.R. Watkins, witnessed the execution thereof.

SWORN to before me, this 3rd,

December, A. D. 1919.

W.R. Watkins (SEAL)
Notary Public for South Carolina.

J.E. Hart



Recorded for December 4th, 1919.