

TITLE TO REAL ESTATE

STATE OF SOUTH CAROLINA, }  
Greenville County. }

KNOW ALL MEN BY THESE PRESENTS, That I, Jessie Alberta Smith,

in the State aforesaid.  
in consideration of the sum of Fifteen Hundred & no/100

in cash and Thirty-five Hundred (33500.00) Dollars in trade for house and lot on DOLLARS,  
Anderson Street in the City of Greenville, S. C.  
to me paid by Hattie A. Eskew.

in the State aforesaid, the receipt whereof is hereby acknowledged, have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release, unto the said  
Hattie A. Eskew,

all that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina,  
on the North side of Prentiss Avenue, being known and designated as Lot No. 6, Block C,  
of the Cagle Park property and having the following metes and bounds, to-wit:

Beginning at an iron pin on the North side of Prentiss Avenue, joint corner of Lots Nos. 6 and 7, and running thence with Prentiss Avenue S. 82-36 W. 64 feet to an iron pin, joint corner of Lots Nos. 5 and 6; thence with joint line of Lots Nos. 5 and 6, N. 32-26 W. 155.8 feet to iron pin; thence with joint line of Lots Nos. 6 and 11, N. 77-46 E. 70 feet to iron pin; thence with joint line of Lots Nos. 6 and 7 S. 29-40 E. 158.9 feet to the point of beginning, being the same conveyed to me by H. T. Smith by deed dated March 6, 1926, and recorded in Deed Book 113, page 64, R. M. C. Office for Greenville County.

Subject however to the following restrictions which are a 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 or 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 rented 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 25 feet of the present line of Prentiss Avenue.
5. No building costing less than \$2500.00 shall be erected upon said lot other than out-buildings appurtenant to a dwelling.