

TITLE TO REAL ESTATE

WALKER, EVANS & COGSWELL CO., CHARLESTON, S. C. 97307

STATE OF SOUTH CAROLINA, }
Greenville County.

KNOW ALL MEN BY THESE PRESENTS, That I, R. M. Caine

in the State aforesaid

in consideration of the sum of Eight Hundred and no/100 (\$800.00) -----
----- DOLLARS,

to me paid by R. D. Sloan

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 R. D. Sloan

all that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina.

located on the South side of Byrd Boulevard, known and designated as Lot No. 148 of Traxler Park subdivision, according to a plat of survey by R. E. Dalton, said plat being of record in the R. M. C. Office for Greenville County in Plat Book at page, and according to said plat having the following metes and bounds, to-wit:

Beginning at a stake on the South side of Byrd Boulevard at the joint front corner of lots No. 148 and 149 and running thence with Byrd Boulevard S. 60-28 E. 70 feet to a stake; thence S. 29-32 W. 300 feet to a stake; thence N. 60-28 W. 70 feet to a stake; thence with the line of lot No. 149 N. 29-32 E. 300 feet to the beginning corner being all of Lot No. 148 of Traxler Park.

SUBJECT, HOWEVER, TO THE FOLLOWING RESTRICTIONS:

1. No part of said lot shall be used for any purpose other than single or multiple residence and outbuildings properly appertenant thereto.
2. No part of said lot shall be occupied by any person of the negroid race except in the capacity of a servant.
3. Outbuildings properly appertenant to a residence shall be confined to the rear half of the lot upon which they appertain.
4. No part of any residence may be built or extend nearer to the front property line of said lot than 35 feet.
5. No residence may be built upon any lot fronting upon Byrd Boulevard or Park Drive which shall have when completed, a reasonable value of less than \$4000 and no residence may be built upon any lots fronting upon Rock Creek Drive, Woodvale Ave. or Mountvista Avenue which shall when completed, have a reasonable value not less than \$3500.
6. No spirituous or malt liquor shall ever be manufactured or sold upon said lot.
7. These restrictions are imposed for the benefit of the grantor and may be modified by it when strict modification is desired by him to the best interest of all concerned.