TITLE TO REAL ESTATE	REYS FRINTING CO.
THE STATE OF SOUTH CAROLINA.	
County of Greenville.	
KNOW ALL MEN BY THESE PRESENTS, That Mrs. Bruce E. Spencer,	***************************************
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	in the State aforesaid,
Three Hundred Fifty no/100 (\$350.00)	, Dollars
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tome	
at and before the sealing of these presents by	
Douglas A. Hawkins	
(the receipt whereof is hereby acknowledged) have granted, bargained, sold, and released, and by these presents do grant, bar	rgain, sell and release unto the said
Douglas A, Hawkins	
All that piece, parcel or lot of land inGreenvilleTownship, Green	ville County, State of South Carolina.
on the East side of Beatrice Street and known and designated as Lot No. 31	of Map 1 of Camilla
Park as shown on plat recorded in plat Book "G" at page 225, and having the	e following metes and
bounds, to-wit:	
Beginning at an iron pin at the corner of Beatrice Street an	nd Flora Avenue and
running thence with Flora Avenue, N. 65-30 E. 217.1 feet to an iron pin on with said alley S. 21-27 E. 78.5 feet to an iron pin corner of Lot No. 30;	a 20-foot alley; thence
Lot No. 30, S. 67-48 E. 206.4 feet to an iron pin on Beatrice Street; the no	thence with line of
N. 29-58 W. 70 feet to the beginning corner.	co with beatrice Street,
This lot is conveyed subject to the following restrictions:	,
 That the said land shall be used exclusively for resider 	ntial purposes for white
persons only and that the said land shall never be sold, rented or otherwis	se disposed of to any
person wholly or partly of African descent.	
2. That no building shall be erected on said lots costing 3 \$1,000.00.	less than the sum of
3. That no building shall be erected nearer the front line	of cold let the 70
feet nor nearer than ten feet from either side line or nearer than five fee	ot from the mean line of
said lot.	O II OM UNC I CAI IING UI
4. That the grantor reserves to itself and its successors t	the_right_to_authorize
the placeing, maintaining and repairing of any and all public utilities in	the streets without
compensation to any lot owner.	
5. That No surface closet nor cess pool shall ever be maint	ained on said land, but
only septic tanks or other sanitary sewerage.	
6. That no use shall be made of said lot which would consti adjoining lot owner.	tute a nuisance to the
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