

TITLE TO REAL ESTATE

KEYS PRINTING CO., GREENVILLE, S. C.

STATE OF SOUTH CAROLINA,
Greenville County.

KNOW ALL MEN BY THESE PRESENTS, That I, Gladys Butler Edwards

_____ in the State aforesaid.
in consideration of the sum of Seven Hundred and no/100 (\$700.00)

_____ DOLLARS,

to me paid by Ray McAlister

_____ 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 _____

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

lying and being situate near the village of Travelers Rest on the Buncombe Road known and designated as Lot No. 36 on a plat of "Love Estate" said plat being recorded in Plat Book I, Page 112, in the R. M. C. Office for Greenville County, South Carolina, and reference to the same is hereby made for a more particular and definite description.

This lot, as shown on a new plat recorded in the office of the R. M. C. for Greenville County in Plat Book K, page 31, has a frontage of 100 feet on the Buncombe Road, runs back to a depth of 200 feet and has a rear line of 100 feet.

This conveyance is made subject to the following reservations and restrictions, to-wit:

- (1) This property shall never be sold to any person of African descent.
- (2) For a period of 5 years from April 13, 1944 this property shall not be used for any business purposes.
- (3) No residences (except for private garages and out buildings) shall be constructed on said property of less value than Two Thousand (\$2,000.00) Dollars, exclusive of the lot value.

It is intended that the foregoing reservations and restrictions shall be run with the land and shall be enforceable against any owner thereof or by the owner of any lot in the sub-division from which the lot herein conveyed is taken.

This lot is one of the lots conveyed by W. Raymond Williams, Jr., Trustee, to Gladys B. Butler (now Gladys Butler Edwards) and Viola P. Butler on April 13, 1944, deed recorded in the R. M. C. Office for said County and State in Volume 264, at Page 212; Viola P. Butler having conveyed her interest in said lot to the grantor herein by deed dated March _____ 1946, recorded in said R. M. C. Office in Volume 288, at Page 342.