

TITLE TO REAL ESTATE

KEYS PRINTING CO., GREENVILLE, S. C.

STATE OF SOUTH CAROLINA,  
Greenville County.

KNOW ALL MEN BY THESE PRESENTS, That I, Mary G. Traxler

\_\_\_\_\_ in the State aforesaid  
in consideration of the sum of Five Hundred Eighty Five and no/100 (\$585.00)

\_\_\_\_\_ DOLLARS,

to me paid by Dorothy S. Trammell and Harold E. Trammell

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 Dorothy S. Trammell and Harold E. Trammell

those  
All ~~that~~ <sup>s</sup> piece, parcel or lot of land in Greenville \_\_\_\_\_ Township, Greenville County, State of South Carolina.

lying and being situate on the North side of Sylvan Drive, being known and designated as Lots #50 and the Easterly and adjoining one-half (1/2) of Lot #49, Country Club Estates, near the City of Greenville, County of Greenville, State of South Carolina, according to Plat of said subdivision prepared by Dalton & Neves, Engineers in October, 1926, as recorded in the R. M. C. office, County of Greenville, South Carolina, in Plat Book "G" on pages 190 and 191, and having according to said Plat, the following metes and bounds, to wit:

Beginning at an iron pin on the North side of Sylvan Drive at joint front corner of Lots #50 and #51, thence N. 23-22 W. 160.5 feet to an iron pin at joint rear corner of Lots #40, #41, #50 and #51; thence S. 66-38 W. 75 feet to an iron pin at rear center of Lot #49; thence S. 23-22 E. 156.5 feet more or less to an iron pin at front center of Lot #49 on the North side of Sylvan Drive; thence continuing along the North side of Sylvan Drive at an angle, the chord of which is N. 85-38 E. 26.45 feet more or less to an iron pin at joint front corner of Lots #49 and #50; thence continuing further along Sylvan Drive at an angle, the chord of which is N. 61-38 E. 50.2 feet to an iron pin on the North side of Sylvan Drive at joint front corner of Lots #50 and #51, the point of beginning.

The herein-named Grantees are to pay the 1947 taxes on the above described property.

The above described property is restricted as follows:

- (1) Said property shall be used exclusively for residential purposes.
- (2) No building built thereon shall be built nearer than 35 feet to the street line.
- (3) Said property shall never be disposed of, rented or sold to any persons with any percentage of Negro or African blood.
- (4) No building costing less than \$3000.00 shall be built thereon, provided that this restriction shall not be applicable to out buildings appertaining to the residences.
- (5) The Grantor reserves the right to place along the streets and alleys sewer pipes, electrical wires, car tracks or any lines or pipes without compensation to the Grantor, his heirs or assigns.