

STATE OF SOUTH CAROLINA,  
County of Greenville.

KNOW ALL MEN BY THESE PRESENTS, That Furman Investment Company

a corporation chartered under the laws of the State of South Carolina and having its principal place of business at Greenville in the State of South Carolina for and in consideration of the sum of Nine Hundred Twenty-five and no/100 (\$925.00) DOLLARS,

to it in hand duly paid at and before the sealing and delivery of these presents by the grantee hereinafter named (the receipt whereof is hereby acknowledged) has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto Elizabeth Hard, her heirs and

**assigns:**

All that certain piece, parcel or lot of land situate, lying and being at the southwest corner of the intersection of McBee Boulevard and Patton Street, near the City of Greenville, in the County of Greenville, State of South Carolina, being known and designated as Lot No. 1 of Block H on revised plat of Furman Investment Company made by C. M. Furman, Jr., Engineer, July, 1923, recorded in the R. M. C. office for Greenville County, S. C. in Plat Book F at pages 159 and 160, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin at the southwest corner of the intersection of Patton Street and McBee Boulevard, and running thence with the southwest side of McBee Boulevard N. 38-20 W. 69.83 feet to an iron pin at corner of Lot No. 3; thence with the line of Lot No. 3, S. 51-40 W. 178.75 feet to an iron pin in rear line of Lot No. 2; thence with the line of Lot No. 2, S. 38-15 E. 27 feet to an iron pin on the northwest side of Patton Street; thence with the said Patton Street N. 65-15 E. 183.58 feet to the beginning corner.

This property is conveyed subject to the following building restrictions:

- (1) Said property shall be used exclusively for residential purposes and no mercantile establishment of any kind shall be erected or operated on said property.
- (2) No residence erected on said lot shall be nearer to McBee Boulevard than the other dwellings fronting on the southwest side of said Boulevard.
- (3) The said property shall not be sold, rented, leased or otherwise disposed of to persons of African descent.

TOGETHER with, all and singular, the rights, members, hereditaments and appurtenances to the said premises belonging or in anywise incident or appertaining.

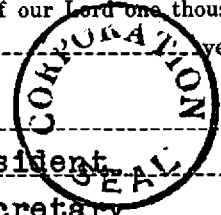
TO HAVE AND TO HOLD, all and singular, the premises before mentioned unto the grantee hereinaabove named, and her heirs and assigns forever.

And the said granting corporation does hereby bind itself and its successors to warrant and forever defend all and singular the said premises unto the grantee hereinaabove named, and her heirs and assigns, against itself and its successors, and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

In witness whereof the said granting corporation has caused its corporate seal to be hereunto affixed and these presents to be subscribed by its duly authorized officers Alester G. Furman, as President and Alester G. Furman, Jr. as Secretary on this the 1st day of December, in the year of our Lord one thousand nine hundred and thirty-nine, and in the one hundred and sixty-fourth year of the Sovereignty and Independence of the United States of America.

Signed, Sealed and Delivered in the Presence of H. O. Gaddy and Allen J. Graham } By Alester G. Furman - President and Alester G. Furman, Jr. - Secretary

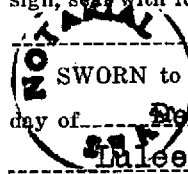
S. C. Stamps Cancelled, \$ 2 and 00 Cents. U. S. Stamps Cancelled, \$ 1 and 00 Cents.



STATE OF SOUTH CAROLINA, County of Greenville.

Personally appeared before me H. O. Gaddy and made oath that he saw the within named Alester G. Furman as President and Alester G. Furman, Jr. as Secretary of Furman Investment Company, a corporation chartered under the laws of the State of South Carolina, sign, seal with its corporate seal, and as the act and deed of said corporation deliver the within written deed, and that he with Allen J. Graham witnessed the execution thereof.

SWORN to before me this 1st day of December, A. D. 19 39 H. O. Gaddy Notary Public for South Carolina.



Recorded December 6th, 19 39, at 9:48 o'clock A. M.

By- J.H.-