

Allen J. Graham

DEED TO

A. McI. Griffin

STATE OF SOUTH CAROLINA

COUNTY OF Greenville

KNOW ALL MEN BY THESE PRESENTS, That I, Allen J. Graham, of Greenville,

Greenville County

in the State aforesaid

for and in consideration of the sum of Thirty-five hundred Dollars to me in hand paid at and before the sealing of these presents by

A. McI. Griffin

(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

A. McI. Griffin, all that certain piece, parcel or lot of land, situate, lying and being in the City of Greenville, and being in the City of Greenville, and County of Greenville, and being a portion of Boyce's Addition to Greenville, and having the following metes and bounds, according to a plat thereof now recorded in the office of R.M.C. for Greenville County, South Carolina, in Plat Book, - page 179, to wit:

Commencing at an iron pin North side of Petigru Street, joint corner of Lots Nos. 4 and 5; thence N. 15° 0' - One hundred and twenty-six feet one inch (126 feet 1 inch) along lines of said lots, to an iron pin on a ten foot alley; thence S. 76° 45' W. along said alley sixty-six (66) feet eight (8) inches to iron pin, joint corner of lots Nos. 3 and 4; thence S. 15° 0' E. along joint lines of said lots, one hundred twenty-six (126) feet one (1) inch to an iron pin on Petigru Street; thence N. 76° 45' E. along said Street sixty-six (66) feet eight (8) inches to an iron pin the beginning corner. Boyce's Lawn Addition, revised January 22nd, 1908, by J.T. Lawrence, and known as Lot No. 4, Block 10. This being the same lot conveyed to C.S. Allen by T.F. Hunt, Trustee by deed dated December 12th, 1908, recorded in R.M.C. office for Greenville County, South Carolina, in Volume 3, page 28, and being same lot conveyed by C.S. Allen to me, by deed dated November 30th, 1909, and recorded in R.M.C. office for Greenville County, South Carolina, in Volume 6, page 171.

Upon condition, however, which is a part of the consideration of this deed, that the purchaser nor his grantee or grantees, heirs or assigns shall not erect a building costing less than Fifteen hundred (\$1500.00) Dollars, complete nor within fifteen (15) feet from line of sidewalk, abutting said property, which condition is hereby declared to be a condition subsequent.

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

TO HAVE AND TO HOLD, all and singular, the said premises before mentioned unto the said

A. McI. Griffin, his heirs and assigns forever

AND I do hereby bind myself and my heirs, executors and administrators, to warrant and forever defend all and singular the said premises unto the said A. McI. Griffin, his

heirs and assigns, against me and my heirs, and against every person whomsoever lawfully claiming or to claim the same, or any part thereof.

WITNESS my hand and seal, this 7th day of January A. D. 1911, in the year of our Lord one thousand nine hundred and eleven and in the one hundred 35, year of the Sovereignty and Independence of the United States of America.

Signed, Sealed and Delivered in the Presence of Allen J. Graham (L. S.), A.H. Donaldson (L. S.), F.F. Beattie (L. S.)

STATE OF SOUTH CAROLINA

COUNTY OF Greenville

PERSONALLY appeared before me A.H. Donaldson

and made oath that he saw the within named Allen J. Graham

sign, seal, and as his act and deed, deliver the within written Deed; and that he, with F.F. Beattie

witnessed the execution thereof.

SWORN to before me this 7th day of

January A. D. 1911

F.F. Beattie (L. S.)

Notary Public for S. C.

A.H. Donaldson

STATE OF SOUTH CAROLINA

COUNTY OF Greenville

RENUNCIATION OF DOWER.

I, Wallace M. Smith, a Notary Public do hereby certify unto all whom it may concern, that

Mrs. Mabel Graham wife of the within named Allen J. Graham

did this day appear before me, and upon being privately and separately examined by me, did declare that she does freely, voluntarily and without any compulsion, dread or fear of any person or persons whomsoever renounce, release and forever relinquish unto the within named

A. McI. Griffin, his heirs and assigns, all her interest and estate, and also all her right and claim of Dower of, in or to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this 11th day of

January A. D. 1911



Wallace M. Smith (L. S.)

Notary Public for S. C.

Mabel Graham (L. S.)

Recorded for Jan. 13th, 1911