

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

Know All Men by These Presents:

We, Gaynelle Mae Bates and Virginia Bates Kentera, Individually and as Executrices of the Estate of Robert D. Bates, deceased, William T. Bates, J. K. Bates and Corinne T. Bates, Individually and as Trustee, in the State aforesaid, in consideration of the sum of Fifteen Hundred and No/100- - - - - (\$1500.00) DOLLARS,

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (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 J. A. Carson, his Heirs and Assigns forever,

All that lot of land in Greenville County, South Carolina, in the City of Greenville, on the Eastern side of Drayton Drive, being known and designated as Lot No. 133 or Plat of University Heights, recorded in Plat Book BB at Page 21, and described as follows:

BEGINNING at an iron pin on the Eastern side of Drayton Drive, corner of Lot No. 132, and running thence with the line of said lot, N. 59-34 E. 201.5 feet to an iron pin; thence S. 29-16 E. 100 feet to an iron pin at rear corner of Lot No. 134; thence with the line of said lot, S. 55-34 W. 199.2 feet to an iron pin in the Eastern side of Drayton Drive; thence with said Drive, N. 30-26 W. 100 feet to the point of beginning.

This property is conveyed subject to the following restrictions:

- (1) This property shall be used for residential purposes only.
(2) No house shall be constructed on said premises at a cost of less than \$10,000.00.
(3) The lot described above shall not be recut or resubdivided.
(4) Any construction on this lot shall be set back a total of 50 feet from the front lot line.

Grantee to pay 1952 taxes.



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 said Premises before mentioned unto the grantee(s) hereinabove named, and his Heirs and Assigns forever.

And the grantor(s) do(es) hereby bind the grantor(s) and the grantor(s)'s Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and the grantee(s)'s Heirs and Assigns against the grantor(s) and the grantor(s)'s Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the grantor(s)'s hand and seal this 19th day of September in the year of our Lord One Thousand Nine Hundred and fifty-two

Signed, Sealed and Delivered in the Presence of

Eleanor McLean (Signature)

Gaynelle Mae Bates (Seal)
Virginia Bates Kentera (Seal)
William T. Bates (Seal)
Corinne T. Bates (Seal)

STATE OF SOUTH CAROLINA, Greenville County

Personally appeared before me Elwood Kean

and made oath that he saw the within named grantor(s) Gaynelle Mae Bates and Virginia Bates Kentera, Individually and as Executrices of the Estate of Robert D. Bates, deceased, sign, seal and as their act and deed deliver the within written deed, and that he, with Eleanor McLean witnessed the execution thereof.

Sworn to before me this 19th day of September, A. D. 1952

Notary Public for South Carolina, commission expires March 11, 1955

STATE OF SOUTH CAROLINA, Greenville County

RENUNCIATION OF DOWER

I, E. M. Blythe, Jr. Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Patsy S. Bates and Mrs. Alice L. Bates, the wives wife of the within named William T. Bates and J. K. Bates 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 J. A. Carson, His Heirs and Assigns, all her interest and estate, and also 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 25th day of September, A. D. 1952.

Notary Public for South Carolina

Mrs. Patsy S. Bates
Mrs. Alice L. Bates

Cancelled documentary stamps attached: S. C. \$; U. S. \$ (Continued on Next Page)

Recorded this day of 19, at M., No.

221-2-200