

OLLIE FARNSWORTH
R.M.C.

Know All Men by These Presents:

That I, Robert J. Edwards as Committee for James M. Edwards in the State aforesaid, in consideration of the sum of ~~Twenty-Five~~ Hundred ~~and No/100~~ (\$2500.00) 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 Thomas F. Trammell, his heirs and assigns forever:

All those certain pieces, parcels or lots of land situate, lying and being in Chick Springs Township, Greenville County, State of South Carolina, on the Southeast side of U. S. Highway No. 29, being shown as all of lot No. 18, and 60 feet of lot 17, as shown on plat of the property of James M. Edwards, made by Dalton & Neves in April 1948, and when described as a whole as the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Southeast side of U. S. Highway No. 29, at the joint front corner of lots 18 and 19, and running thence with the line of lot 19, S. 47 E. 325 feet to pin; thence S. 43 W. 160 feet to an iron pin in rear line of lot 17; and at the corner of McKinney Lane; thence with the Northeastern side of McKinney Lane, N. 47 W. 325 feet to iron pin on right-of-way of U. S. Highway No. 29; thence with the Southeastern side of said right-of-way, N. 43 E. 160 feet to the point of beginning.

- IT IS UNDERSTOOD that this conveyance is made subject to the following restrictions:
1. Said property shall be used for residential purposes only.
 2. That no filling station, tourist camp, trailer camp or public dance hall shall be constructed on said property.
 3. That no dwelling shall be erected upon said lot that shall cost less than \$10,000.00 nor contain less than 1200 square feet of floor space nor shall any house be erected nearer than 100 feet to the right-of-way of U. S. Highway No. 29.

Grantee is to pay 1955 taxes.

This deed is executed pursuant to the authority contained in the Decree signed by Honorable J. Robert Martin dated November 9, 1951.



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 3 day of January in the year of our Lord One Thousand Nine Hundred and Fifty-Five

Signed, Sealed and Delivered in the Presence of

Robert J. Edwards (Seal)
AS COMMITTEE FOR JAMES M. EDWARDS (Seal)

(Seal)

(Seal)

STATE OF SOUTH CAROLINA, Greenville County } Personally appeared before me Ena W. King
and made oath that s he saw the within named grantor(s) Robert J. Edwards, as Committee for James M. Edwards
written deed, and that s he, with J. L. Love sign, seal and a s his act and deed deliver the within witnessed the execution thereof.

Sworn to before me this 3 day of January, A. D. 19 55
Ena W. King (Seal)
Notary Public for South Carolina

STATE OF SOUTH CAROLINA, Greenville County } I, Notary Public, do hereby certify
unto all whom it may concern, that Mrs. _____ wife of the within named _____ 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 _____ 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 _____ day of _____, A. D. 19 _____ (Seal)
Notary Public for South Carolina

Cancelled documentary stamps attached: S. C. \$ _____; U. S. \$ _____
Recorded this 5th day of January 19 55, at 1:30 P.M. M. No. #269
P-9-1-12