

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

OLLIE FARNSWORTH R. M. C.

Know All Men by These Presents:

That I, D. B. Tripp, in consideration of the sum of one thousand no/100 in the State aforesaid, 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 R. A. Riggins and Lila M. Riggins, their heirs and assigns forever: All that certain lot of land in Paris Mountain Township, Greenville County, South Carolina, near the Duncan Chapel Road, being a portion of the J. E. Thackston Home Place, and being known as Lot No. 28 on plat known as "Map No. 2, Montague Circle" property of D. B. Tripp, as per plat and survey of C. O. Riddle, L. S., April 1954, recorded in the R. M. C. Office for Greenville County in Plat Book GG, page 51, and having the following metes and bounds according to said plat: BEGINNING at an iron pin on the west side of Montague Circle at corner of Lot No. 27 (at edge of an 8-foot strip reserved for sidewalk) and running thence with Montague Circle S. 11-34 W. 100 feet to iron pin at corner of Lot No. 29; thence with line of Lot No. 29, N. 78-26 W. 244.2 feet to iron pin on the edge of a 30-foot alley reserved for service and utilities; thence with said alley S. 15-24 W. 100.25 feet to an iron pin at corner of Lot No. 27; and thence with line of Lot No. 27, S. 78-26 E. 250.9 feet to beginning corner, being a portion of the same conveyed to me by P. K. Thackston, et al, by deed dated January 31st, 1947, and recorded in Book 307, page 69.

- This property is conveyed subject to the following conditions and restrictions: (1) Said property is to be used for residential purposes only. (2) No residence shall be erected on any lot in said subdivision costing less than \$10,000.00 (3) The building line as shown on said plat shall be adhered to. (4) No cattle, hogs, or live stock of any kind, shall be kept on the premises. (5) No residence is to be built on any lot or portion thereof, unless said lot has 100 feet, or more, of street frontage.

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 their 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 15th day of November in the year of our Lord One Thousand Nine Hundred and fifty-five

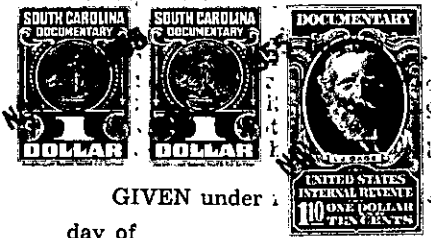
Signed, Sealed and Delivered in the Presence of Anna M. Beaty Nancy Coxe (Seal) (Seal) (Seal) (Seal) (Seal)

State of South Carolina } Personally appeared before me Nancy Coxe COUNTY OF Greenville }

and made oath that she saw the within named grantor(s) D. B. Tripp sign, seal and as his act and deed deliver the within written deed, and that she, with Anna M. Beaty witnessed the execution thereof.

Sworn to before me this 15th day of November, A. D., 1955 Anna M. Beaty (Seal) Notary Public for South Carolina Nancy Coxe

State of South Carolina } GRANTOR A WIDOWER RENUNCIATION OF DOWER I, Notary Public, do hereby certify



that Mrs. upon being privately and separately examined by me, did declare that she does freely, without compulsion, dread or fear of any person or persons whomsoever, renounce, release, and forfeit her claim of Dower of, in or to all and singular the premises within mentioned and released.

GIVEN under seal this day of A. D., 19 Notary Public for South Carolina

Cancelled documentary stamps attached: S. C. \$; U. S. \$ Recorded this day of 19, at M., No.

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