

5M-5-56

TITLE OF REAL ESTATE—Form 137½—W. A. Seybt & Co., Inc., Greenville, S. C.

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

OLLIE FARNSWORTH, R.M.C.

Know All Men by These Presents:

That I, M. W. Fore in consideration of the sum of Seven Hundred & NO/100 (\$700.00) 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 receipts whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said Lois M. Simpson, her heirs and assigns forever:

ALL that piece, parcel or lot of land in the State and County aforesaid, being known and designated as Lot No. 14 as shown on a Plat of Oxford Estates subdivision, recorded in the R. M. C. Office for Greenville County in Plat Book W, at Page 158, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on Griggs Drive at joint front corners of Lots Nos. 13 and 14 and running thence along the line of said lot, N. 71-23 W. 169 feet to iron pin at rear line of Lot 4; thence running with rear line of Lots 4 and 3, S. 17-49 W. 97 feet to iron pin on Caroline Street; thence running with said Street, S. 78-45 E. 143.8 feet to iron pin; thence running N. 59-10 E. 37.4 feet to iron pin on Griggs Drive; thence running with said Drive, N. 18-37 E. 53 feet to iron pin at point of beginning.

NO residence to cost less than Eight, Thousand Five Hundred (\$8,500.00) Dollars shall be erected on said lots; no residence shall be erected on any lot unless said lot has fifty (50) feet, or more, frontage; no residence shall be built on any lot nearer than thirty (30) feet to the front line; no outside toilets permitted and sewage to be disposed of by approved septic tanks; no business buildings shall be erected on any lot other than lots fronting on Staunton Bridge Road.

THIS conveyance is subject to all easements and rights of way of record.

GRANTEE to pay taxes for the year 1957.

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 her 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 20th. day of March in the year of our Lord One Thousand Nine Hundred and Fifty-seven

Signed, Sealed and Delivered in the Presence of Hazel Christie, Earlene Watson (Seal) and three notary seals.

State of South Carolina } Personally appeared before me Hazel Christie
COUNTY OF GREENVILLE } and made oath that she saw the within named grantor(s) M. W. Fore
and that she, with Earlene Watson sign, seal and as his act and deed deliver the within
written deed, and that she, with Earlene Watson witnessed the execution thereof.

Sworn to before me this 20th. day of March, A. D., 19 57
Earlene Watson (Seal) Notary Public for South Carolina
Hazel Christie

State of South Carolina } RENUNCIATION OF DOWER
COUNTY OF GREENVILLE } I, Earlene Watson Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Aubrey C. Fore wife of the within named M. W. Fore 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 Lois M. Simpson her 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 20th. day of March, A. D., 19 57
Earlene Watson (Seal) Notary Public for South Carolina
Aubrey C. Fore

Cancelled documentary stamps attached: S. C. \$; U. S. \$ 12:56 P.M.
Recorded this 20th day of March, 19 57, at M., No. 674A

252-1-46