



STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

Know All Men by These Presents:

That I, O. L. Ellis in the State aforesaid, in consideration of the sum of Two Hundred Ninety-five & 00/100-----(\$295.00)-----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 M. W. FORE, his heirs and assigns, forever:

ALL that piece, parcel or lot of land in Chicks Springs Township, Greenville County, State of South Carolina, being known and designated as Lot No. 74 on the corner of Eisenhower Street and Omar Avenue in a Subdivision known as Piedmont Estates according to plat thereof made by Dalton & Neves, Engineers in December, 1944, and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin at the corner of Eisenhower Street and Omar Avenue and running thence along Omar Avenue, N. 24-0 E. 175 feet to an iron pin; running thence S. 66-0 E. 55.5 feet to an iron pin at the joint rear corner of Lots 74 and 75; running thence along the joint line of said lots, S. 24-0 W. 175 feet to an iron pin on Eisenhower Street; thence running along Eisenhower Street, N. 66-0 W. 55.5 feet to the point of beginning.

This property is sold subject to the easements, rights-of-way, restrictive covenants and conditions recorded against said property in the R. M. C. Office for Greenville County.

RESTRICTIONS:

- 1. No house is to be erected on any lot costing less than \$2,000.00;
2. This property is not to be used for a trailer or tourist camp but for private residential purposes only;
3. This conveyance is made subject to certain rights of way existing in favor of City of Greenville to extend and maintain water lines across same;

SAID property is the same conveyed to the Grantor herein by deed of Flora Mae Long, P. R. Long, Jr., Nannie B. Long Bridwell, James N. Long and Walter W. Goldsmith, by deed dated August 26, 1954, recorded in the R. M. C. Office for Greenville County, South Carolina, in Deed Book 507 at Page 163.

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 5th day of October in the year of our Lord One Thousand Nine Hundred and Fifty-four.

Signed, Sealed and Delivered in the Presence of

Signatures of witnesses: Thomas B. Brooks, A. M. McElhany, and four blank lines for seals.

State of South Carolina, Greenville County

Personally appeared before me

Signature of Thomas B. Brooks

and made oath that he saw the within named grantor(s) O. L. Ellis sign, seal and as his act and deed deliver the within written deed, and that he, with A. M. McElhany witnessed the execution thereof.

Sworn to before me this 5th day of October, A. D. 19 54. Signature of A. M. McElhany, Notary Public for South Carolina.

Signature of Thomas B. Brooks

State of South Carolina, Greenville County

RENUNCIATION OF DOWER

I, A. R. McElhany

Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Ira D. Ellis wife of the within named O. L. Ellis 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 M. W. Fore, 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 5th day of October, A. D. 19 54. Signature of A. R. McElhany, Notary Public for South Carolina.

Signature of Ira D. Ellis

Cancelled documentary stamps attached: S. C. \$; U. S. \$; Recorded this 6th day of October 19 54, at 11:42 P. M., No. 22700

P8-1-75