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THE STATE OF SOUTH CAROLINA,  
COUNTY OF GREENVILLE

WHEREAS, the Rev. R. B. Vaughn, died testate on Jan. 29, 1955 ( See Estate probate in Apt, 632 File 31, Greenville County Probate Office) giving his Executrix, Bessie V. Mitchell the power to execute and deliver deeds with the approval of Woodrow R. Vaughn.

KNOW ALL MEN BY THESE PRESENTS, That I, Bessie V. Mitchell, as  
Executrix of the R. B. Vaughn Estate.

in the State aforesaid, in consideration of the sum of \_\_\_\_\_  
SIX HUNDRED (\$600.00)----- Dollars

to me----- in hand paid at and before the sealing of these presents  
by Betty Jo V. Cooper, and Porter F. Vaughn-----

(the receipt whereof is hereby acknowledged), have granted, bargained, sold and released, and by Porter F. Vaughn and  
these presents do grant, bargain, sell and release unto the said Betty Jo V. Cooper, ~~her~~  
heirs and assigns forever, *Edm* their

all that piece, parcel or lot of land in Chick Springs Township, Greenville

County, State of South Carolina, located near Greer, on the South side of Vaughn Road and on the Northwest side of Brannon Road, and being shown as lot number THREE (3) on plat number FIVE (5) of the R. B. Vaughn Estate, recorded in plat book LL page 35, Greenville County R. M. C. Office, and having the following metes and bounds according to said plat. to wit:

Beginning at an old iron pin on the Northwest side of Brannon Road at the Hawkins land and running thence N. 34-40 E., 81.2 feet to a stake on the Northwest side of said road; thence on a curve 14.5 feet the cord of which is N. 36-35 W., to a stake on the South side of Vaughn Road; thence N. 77-02 W., 208 feet along the said Vaughn Road to a stake at the corner of lot number two; thence S. 10-12 W., 93.5 feet along the East side of lot two to a point on the Hawkins land; thence S. 79-48 E., 182.6 feet along the said Hawkins land to the beginning corner.

The within described property is subject to the following protective and restrictive covenants, to wit:

1. That the above property shall be used for residential purposes only.
2. That no dwelling or other building shall be erected or placed any close than 40 feet to the street or road on which the property fronts.
3. That no dwelling shall be placed on the property which shall have any less than 950 square feet of floor space.

These restrictions and protective covenants are made for the within grantor, her successors and assigns, and are to run with the land and shall be binding on all persons and parties claiming under her for a period of twenty five years, any violation shall entitle the grantor her successors and assigns to bring proceeding in any court of jurisdiction to restrain or for damages.

Grantor to pay 1956 taxes.