

REV 502 and 456
THE STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE



WHEREAS the Rev. R. B. Vaughn, died testate Jan. 29, 1956 (See Estate probated in Apt. 632 File 31, Greenville County Probate Office) seized and possessed of the within described real property, 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 R. B. Vaughn Estate

in the State aforesaid, in consideration of the sum of
NINE HUNDRED AND TWENTY FIVE (\$925.00) Dollars

to me in hand paid at and before the sealing of these presents
by Essie Vaughn Elmore

(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 Essie Vaughn Elmore,
her heirs and assigns forever:

all that piece, parcel or lot of land in Chick Springs Township, Greenville County, State of South Carolina, located two miles Northwest from Greer, near Fairview Baptist Church, and being known as lot TWENTY ONE (21) on plat NUMBER ONE (1) of the R. B. Vaughn Estate, made by H. S. Brockman surveyor, dated July 11, 1956, and recorded in plat book LL page 29, Greenville County R. M. C. Office, and having the following metes and bounds, to wit:

Beginning at a stake at the joint front corner of lots 21 and 20 and running thence N. 64-56 W., 90 feet along the South side of State Highway No. 415, to the East front corner of lot 22; thence S. 25-04 W. 375.6 feet along the East side of lot 22; thence N. 76-28 E., 115 feet to the West rear corner of lot 20; thence N. 25-04 E., 303.4 feet along the ~~W~~ West side of lot 20 to a stake on said highway and the beginning corner.

The within described property is subject to the following restrictive and protective covenants.

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

That these restrictions and protective covenants are hereby imposed for the benefit of the present owners, of the property, their successors and assigns, any violation shall entitle the present owners, or their successors or assigns to ~~ex~~ bring proceedings any any Court of jurisdiction to restrain any violation or attempted violation or for damages. These covenants are to run with the land and shall be binding on all parties and all persons claiming under them for a period of twenty five years.

79.3-1-24.2