

STATE OF SOUTH CAROLINA,
GREENVILLE COUNTY

GREENVILLE CO. S.C.
APR 27 10 02 AM 1957
For True Consideration See Affidavit
Book 20, Page 66
OLLIE FARR, Known, All Men by These Presents:
R.M.C.

That WE, J. A. SIZEMORE

in consideration of the sum of Ten Dollars and other considerations - - - - - in the State aforesaid,
(\$10.00) - - - - - 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 BROADUS L. FARR AND RUTH B. FARR, their heirs and assigns, forever:

ALL that lot of land, situate on the North side of Stephenson Road, (that being the road leading West from Berry Road to Tavlors-Brushy Creek Road), in Chick Springs Township, Greenville County, South Carolina, and being shown as Lot No. 4 on Plat of Property of James A. Sizemore, made by H. S. Brockman, Surveyor, September 1, 1956, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the North side of Stephenson Road at joint corner of Lots 3 and 4, said pin being 204 feet West from the Northwest corner of the intersection of Berry Road and Stephenson Road and running thence along the rear line of Lots 1, 2 and 3, N. 33-46 W. 359.1 feet to an iron pin; thence S. 69-45 W. 92 feet to an iron pin; thence with the line of Lot 5, S. 29-22 E. 353.5 feet to an iron pin on the North side of Stephenson Road; thence along the North side of Stephenson Road, N. 69-45 E. 120 feet to the beginning corner.

This property is conveyed subject to the following restrictions:

1. Said property shall be used for residential purposes only.
2. No residence shall be constructed on said property containing less than 1100 square feet on the first floor exclusive of open porches, breeze-ways and garages.
3. No residence shall be constructed on said lot nearer than 50 feet Stephenson Road.

This is a portion of that property conveyed to the Grantor herein by deed of Glover Hart, dated September 12, 1956, recorded in the RMC Office for Greenville County, S. C. in Deed Book 562, page 186.

GRANTEES to pay 1957 taxes
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 13th day of April in the year of our Lord One Thousand Nine Hundred and fifty seven

Signed, Sealed and Delivered in the Presence of

Rebecca H. Hemphill (Seal)
 Patrick C. Fant (Seal)
 J. A. Sizemore (Seal)
 (Seal)
 (Seal)
 (Seal)

State of South Carolina,
Greenville County

Personally appeared before me Rebecca H. Hemphill

and made oath that she saw the within named grantor(s) J. A. Sizemore sign, seal and as his act and deed deliver the within written deed, and that she, with Patrick C. Fant witnessed the execution thereof.

Sworn to before me this 13th day of April, A. D. 1957
Patrick C. Fant (Seal)
Notary Public for South Carolina
Rebecca H. Hemphill

State of South Carolina,
Greenville County

RENUNCIATION OF DOWER

I, Patrick C. Fant, a Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Jean H. Sizemore wife of the within named J. A. Sizemore 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 Broadus L. Farr & Ruth B. Farr, their 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 13th day of April, A. D. 1957
Patrick C. Fant (Seal)
Notary Public for South Carolina
Jean H. Sizemore