

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

GREENVILLE, S. C.

JUL 2 10 12 AM 1957

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

Know All Men by These Presents:

That I, Hyman Lurey in the State aforesaid, in consideration of the sum of Thirteen Hundred (\$1,300.00) 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

- HERBERT L. SMITH, HIS HEIRS & ASSIGNS FOREVER -

All that certain piece, parcel or lot of land, known and designated as Lot No. 14 of Cardinal Park, as shown on plat of property of Oscar L. Ayers recorded in the R. M. C. Office for Greenville County in Plat Book "W", Page 27, and having the metes and bounds as shown on said plat.

This being a portion of the property heretofore conveyed to the grantor by deed of Ethel W. Turner, said deed recorded in Deed Book 478, Page 365, said R. M. C. Office.

Grantee to pay 1957 County Taxes.

The property herein conveyed is subject to the following restrictions: To be used for residential purposes only; No residence costing less than \$5,000.00 is to be constructed thereon; No building to be erected nearer than thirty (30) feet to street on which it faces; No outside septic tank, and sewage is to be disposed of by approved septic tank; No part of said property to be sold, rented or disposed of to any person of African descent; Property is subject to recorded rights of way; No residence to be built on any lot unless it has at least fifty (50') feet street frontage.



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 1st day of July in the year of our Lord One Thousand Nine Hundred and Fifty Seven.

Signed, Sealed and Delivered in the Presence of Hyman Lurey (Seal) and witnesses Ralph E. Styles (Seal) and Sidney L. Jay (Seal).

State of South Carolina Personally appeared before me Ralph E. Styles COUNTY OF GREENVILLE

and made oath that he saw the within named grantor(s) Hyman Lurey sign, seal and as his act and deed deliver the within written deed, and that he, with Sidney L. Jay witnessed the execution thereof.

Sworn to before me this 1st day of July, A. D., 1957. Ralph E. Styles (Seal) Notary Public for South Carolina

State of South Carolina RENUNCIATION OF DOWER GRANTOR IS UNMARRIED COUNTY OF GREENVILLE I, Sidney L. Jay Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Hyman Lurey 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 Herbert L. Smith, 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 1st day of July, A. D., 1957. Notary Public for South Carolina

Cancelled documentary stamps attached: S. C. \$; U. S. \$ Recorded this 2nd day of July 1957, at 10:12 A. M., No. 15618

P15.8-1-14