

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

May 21 3 55 PM '54

Know All Men by These Presents:

That I, William T. Bates in the State aforesaid, in consideration of the sum of Fifteen Hundred and No/100 (\$1500.00) 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 W. E. Shaw, his heirs and assigns forever:

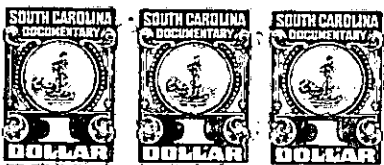
All that lot of land in Greenville County, State of South Carolina, being known and designated as lot No. 105, as shown on plat of University Heights Revision of lots Nos. 103 to 111, recorded in Plat Book FF at Page 123, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Southern side of Karen Drive, joint front corner of Lots 104 and 105 and running thence with line of Lot No. 104 S. 1-40 W. 207.8 feet to an iron pin; thence S. 85-15 E. 132.6 feet to an iron pin; thence N. 12-46 W. 33.7 feet to an iron pin in line of Lot No. 106A; thence continuing along line of Lot 106 A and 106 N. 6-13 W. 186.4 feet to an iron pin on the Southern side of Karen Drive; thence with said drive N. 89-52 W. 100 feet to the beginning corner.

Grantee to pay 1954 taxes.

This property is subject to the following restrictions:

- 1. This property shall be used for residential purposes only.
2. No house shall be constructed on said premises costing less than \$10,000.00.
3. The lot described above shall not be recut or resubdivided.
4. Any construction on this lot shall be set back a total of 40 feet from the front lot line.



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 12 day of March in the year of our Lord One Thousand Nine Hundred and Fifty-Four

Signed, Sealed and Delivered in the Presence of William T. Bates (Seal) and several witnesses.

STATE OF SOUTH CAROLINA, Greenville County Personally appeared before me and made oath that he saw the within named grantor(s) sign, seal and execute the within written deed, and that she, with me, Notary Public, did act and deed deliver the within witnessed the execution thereof. Sworn to before me this day of A. D. 19 Notary Public for South Carolina

STATE OF SOUTH CAROLINA, Greenville County RENUNCIATION OF DOWER I, Walter C. Thomas, Jr., Notary Public, do hereby certify unto all whom it may concern, that Mrs. Faton S. Bates wife of the within named William T. Bates 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 W. E. Shaw, his Heirs and Assigns, all her interest and estate, and also 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 day of A. D. 19 Notary Public for South Carolina

Cancelled documentary stamps attached: S. C. \$; U. S. \$ Recorded this 21st day of May 1954 at 3:55 P. M., No. 11431