

THE STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE



KNOW ALL MEN BY THESE PRESENTS, That We, R.P. Austin and Gladys E. Austin

in the State aforesaid, in consideration of the sum of
Two Thousand , (\$ 2,000.00) Dollars

to Us in hand paid at and before the sealing of these presents
by S.S. Ulmer

(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 S.S. Ulmer

all that piece, parcel or lot of land in Chick Springs Township,
County, State of South Carolina

Known and designated as Lot No. 8 situated on the North side of Piney Ridge Drive; this being Lot No. 8 on a plat of property known as Piney Ridge, made for C.A. Wright by Dalton and Neves, Engs., dated Feb., 1952, recorded in the R.M.C. Office for Greenville County in Plat Book CC at Page 11 .

This Lot No. 8 has the following courses and distances:

Beginning on an iron pin on the Northern margin of Piney Ridge Drive, joint front corner of Lots Nos. 7 and No. 8 and runs thence with the margin of said Drive N. 43.00 E. 80 feet to an iron pin, the joint corner of lots Nos. 8 and No. 9; thence with the common line of these lots N. 47.00 W. 170 feet to an iron pin; thence S. 43.00 E. 80 feet to an iron pin, the joint rear corner of Lots Nos. 7 and No. 8; thence S. 47.00 E. 170 feet to the beginning corner.

The Purchaser is to pay all of the Taxes for the Year 1956

As a part of the consideration of this deed, this lot is conveyed subject to all restrictions already on this lot and subject to the following conditions and restrictions:

1. This lot shall be used and occupied for residential purposes only. No residence of a temporary nature, such as house trailer or shack, shall be allowed; and no commercial building or commercial establishment of any kind shall be allowed or constructed on the premises.
2. Each residence constructed on the property shall contain a minimum of Twelve Hundred, (1,200) square feet of floor space, exclusive of all porches, stoops, terraces and garages.

Violation of any of the above restrictions shall entitle the grantor or any other person owning property in said subdivision to injunctive relief and damages.