

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

STATE OF SOUTH CAROLINA

NOV 14 11 18 AM 1957

COUNTY OF GREENVILLE

OLLER NORTH

Know All Men by These Presents:

That I, Jeff R. Richardson in consideration of the sum of Five Hundred and no/100, (\$ 500.00) - - - - - DOLLARS,

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (the receipts whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said Simpsonville Lumber and Supply, Co., Inc., their successors forever:

All that certain piece, parcel or lot of land situate lying and being in the County of Greenville, State of South Carolina in Austin Township known and designated as lot No. 60 in the subdivision known as Hunters Acres according to a survey and plat made by W. J. Riddle in May, 1952 and recorded in the R. M. C. Office for Greenville County in plat book "BB", Page 51, reference to which is hereby craved for more complete description.

This is part of the same property conveyed to me by Jeff R. Richardson, Jr. by deed dated October 11, 1954 and recorded in Deed Book 510, Page 65 in the R. M. C. Office for Greenville County.

The above lot is conveyed subject to the following restrictions which shall enure to the benefit of the owners of all other lots in said subdivision: (1) No residence costing less than \$3,000.00 or having less than 720 sq. ft. of floor space shall be erected upon either of said lots. (2) No residence constructed upon either of said lots shall be occupied until construction of said residence is entirely completed. (3) The roof of each residence constructed upon said lots shall be of composition or asbestos material. (4) No outside toilets shall be permitted on said lots. (5) No hoes shall be maintained on said premises. (6) No residence shall be constructed nearer than 45 feet from the street line upon which said line abutts.



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 successors 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 September in the year of our Lord One Thousand Nine Hundred and fifty-seven

Signed, Sealed and Delivered in the Presence of [Signatures: Arthur C. Greene, Opal Morehead] (Seal) (Seal) (Seal) (Seal)

State of South Carolina } Personally appeared before me [Signature: Opal Morehead] COUNTY OF GREENVILLE }

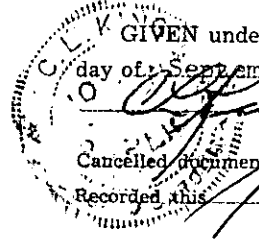
and made oath that she saw the within named grantor(s) Jeff R. Richardson sign, seal and as his act and deed deliver the within written deed, and that she, with [Signature: Arthur C. Greene] witnessed the execution thereof.

Sworn to before me this 13th day of September, A. D., 19 57 [Signature: Arthur C. Greene] (Seal) Notary Public for South Carolina [Signature: Opal Morehead]

State of South Carolina } RENUNCIATION OF DOWER COUNTY OF GREENVILLE } I, C. I. King Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Maude B. Richardson wife of the within named Jeff R. Richardson 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 Simpsonville Lumber and Supply Co., Inc. 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 September, A. D., 19 57 [Signature: C. I. King] (Seal) Notary Public for South Carolina [Signature: Maude B. Richardson]



Cancelled documentary stamps attached: S. C. \$; U. S. \$ 11:18 A.M. Recorded this 14th day of November 19 57, at M., No. 26727

304-1-9