

DEC 18 4 30 PM 1963

BOOK 708 PAGE 290

STATE OF SOUTH CAROLINA, }
County of GREENVILLE }

OFFICE OF THE CLERK OF THE R.M.C.

KNOW ALL MEN BY THESE PRESENTS That **BONINI, INC.**, owning property and having a a corporation chartered under the laws of the State of **South Carolina**, and having its principal place of business at **Greenville**, in the State of **South Carolina**, for and in consideration of the

sum of **Four Thousand Five Hundred and No/100ths (\$4,500.00)**-----dollars, to it in hand duly paid at and before the sealing and delivery of these presents by the grantee(s) hereinafter named, (the receipt whereof is hereby acknowledged), has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto **HENRY G. ELROD**:

All that piece, parcel or lot of land situate, lying and being at the Northwestern corner of the intersection of Parkins Mill Road and Windfield Road in the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot No. 7 as shown on a plat prepared by Dalton & Neves, dated April, 1955, entitled "Windfield Heights", recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book EE at page 102, and having according to said plat the following metes and bounds:

BEGINNING at an iron pin on the Western side of Parkins Mill Road at the joint front corner of Lots Nos. 7 and 8, and running thence with the line of Lot No. 8 N. 78-18 W. 262.9 feet to an iron pin in the line of Lot No. 10; thence with the line of Lot No. 10 S. 17-15 W. 164.7 feet to an iron pin on the Northern side of Windfield Road; thence with the Northern side of Windfield Road S. 72-14 E. 200 feet to an iron pin; thence with the curve of the intersection of Windfield Road and Parkins Mill Road, the chord of which is N. 69-46 E., 39.5 feet to an iron pin on the Western side of Parkins Mill Road; thence with the Western side of Parkins Mill Road N. 26-16 E. 137 feet to the point of beginning.

This is a portion of the property conveyed to the grantor herein by deed of M.B. Crigler, dated May 3, 1955, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 530 at page 166.

This conveyance is made subject to restrictive covenants applicable to Cavalier Heights recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 447 at page 149.



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 premises before mentioned unto the grantee(s) hereinabove named, his successors, heirs and assigns forever.

And the said granting corporation does hereby bind itself and its successors to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and his successors, heirs and assigns, against itself and its successors, and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

In witness whereof the said granting corporation has caused its corporate seal to be hereunto affixed and these presents to be subscribed by its duly authorized officers,

on this the 16th day of December in the year of our Lord one thousand, nine hundred and sixty-three and in the one hundred and eighty-eighth year of the Sovereignty and Independence of the United States of America.

Signed, sealed and delivered in the presence of:

Jean A. Galloway
Fred D. Cox, Jr.

BONINI, INC. (L.S.)

By M.B. Crigler, Pres.
and Virginia P. Crigler, Sec.

STATE OF SOUTH CAROLINA }
County of GREENVILLE }

PERSONALLY appeared before me Jean A. Galloway and made oath that ^she saw M.B. Crigler as President and Virginia P. Crigler as Secretary of Bonini, Inc., a corporation chartered under the laws of the State of South Carolina sign, seal with its corporate seal and as the act and deed of said corporation deliver the within written deed, and that she, with Fred D. Cox, Jr., witnessed the execution thereof.

SWORN to before me this 16th day of December A. D., 19 63.
Fred D. Cox, Jr. (L.S.)
Notary Public for South Carolina.

Recorded December 18, 1963 At 4:30 P.M. # 1760.

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