

n.t.c.

AUG 19 4 25 PM '70
OLLIE FARNSWORTH
R.M.C.

TITLE TO REAL ESTATE—Hubert E. Nolin, Attorney at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA }
COUNTY OF Greenville }

KNOW ALL MEN BY THESE PRESENTS, that I, Beattie E. Huff

in consideration of TWO THOUSAND AND NO/100 ----- Dollars,

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto

T. WALTER BRASHIER, his heirs and assigns forever,

ALL that piece, parcel or lot of land in the County of Greenville, State of South Carolina, being known and designated as LOT No. 1 on Lilly Street and being shown on plat entitled "Property of Beattie E. Huff" made by Jones Engineering Service, July 21, 1970 and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on Lilly Street at the joint front corner of Lots 1 and 2 and running thence North 30-03 West 120 feet to an iron pin; running thence North 59-57 East 135.2 feet to an iron pin at branch; running thence with the branch as the line, South 14-00 East 125 feet to an iron pin on Lilly Street; running thence along Lilly Street, South 59-57 West 100 feet to an iron pin, the beginning corner.

- 1. This property is sold subject to the following restrictions:
- 2. This property is restricted to single-family dwellings containing not less than 1200 square feet and to duplex apartments containing not less than 1500 square feet (750 square feet per side) minimum floor space.
- 3. This property shall be used for residential purposes only.
- 4. No trailer, garage apartment or temporary building shall be placed on or erected on this property for residential purposes.
- 5. No noxious or offensive trade, business or activity shall be carried on upon this property; nor shall anything be done thereon which may be or become a nuisance to the neighborhood.
- 6. This lot shall not be recut or subdivision for the purpose of constructing more than one dwelling thereon.
- 7. This lot is sold subject to a proposed sewer which is to run down the line of the branch and along the line of Lot No. 1.
- 8. This lot is subject to the setback line as shown on said plat of 30 feet and to all other existing and recorded easements, rights of way and restrictions as shown on plat and as recorded in the RMC Office for Greenville County.



Greenville County
Stamps
Paid \$ 2.20
Act No 380 Sec 1

together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or appertaining, to have and to hold all and singular the premises before mentioned unto the grantee(s), and the grantee's(s) heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s) heirs or successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s) heirs or successors and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor's(s) hand(s) and seal(s) this 30 day of July 19 70

SIGNED, sealed and delivered in the presence of:
Beattie E. Huff (SEAL)
Gerardine Stelech (SEAL)
Hubert E. John (SEAL)

STATE OF SOUTH CAROLINA }
COUNTY OF Greenville } PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named (grantor(s) sign, seal and as the grantor's(s) act and deed deliver the within deed and that (s)he, with other witness subscribed above witnessed the execution thereof.

SWORN to before me this 30 day of July 19 70
Hubert E. John (SEAL)
Gerardine Stelech
Notary Public for South Carolina.
My commission expires July 14, 1977

STATE OF SOUTH CAROLINA }
COUNTY OF Greenville } RENUNCIATION OF DOWER

I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife (wives) of the above named grantor(s) respectively, did this day appear before me, and each, 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 whomsoever, renounce, release and forever relinquish unto the grantee(s) and the grantee's(s) heirs or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this 30th day of July 19 70.
Hubert E. John (SEAL)
Gladys R. Huff

Notary Public for South Carolina.
My commission expires July 14, 1977
RECORDED this 19th day of August 19 70 at 4:25 P. M., No. #4103

8/13/70 - 1 - 14.2 - 0.31 Ac
Ord of 13/3/1-1-14.1
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