

TITLE TO REAL ESTATE

The State of South Carolina,)
County of Greenville.)

S. C. Stamps \$3.00
U. S. Stamps \$1.65

Know all men by these presents that I, Gerda L. Prevost, of said county, in the state aforesaid, in consideration of the sum of Twelve Hundred and no/100 (\$1,200.00) dollars to me in hand paid at and before the sealing of these presents by the grantee hereinafter named (the receipt where of is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto EVELYN S. BOYD all those certain lots, pieces or parcels of land situate, lying, and being in said state and county, about three and a quarter miles southeastward from Greenville County court house, between the Augusta Road and Reedy River, south of the Greenville Country Club golf course, having a frontage of about 110.2 feet, more or less, on the north side of Brookside Way, composed of lots numbered one hundred fifty-four (154), one hundred fifty-five (155), one hundred fifty-six (156) and one hundred fifty-seven (157), as shown on Dalton & Neves' plat of "Marshall Forest", made in October, 1928, and recorded in the office of the Register of Mesne Conveyances for said county in Plat Book "H", on pages 133 and 134, and having such metes and bounds as are shown on said plat; except for a strip five (5) feet wide and approximately one hundred and five (105) feet long across the rear ends of said four lots; which strip is reserved by said grantor and not conveyed hereby. Said lots were conveyed by Title Guarantee and Trust Company, as trustee, to my husband, Marshall B. Prevost, on May 29, 1929, by deed recorded in said office in Book 146, page 413, and devised to me by his will dated April 19, 1915, admitted to probate by the Probate Court for said county on April 4, 1938, recorded in Will Book "S", and now on file in the office of said court in Apartment 387, File 16. The title hereby conveyed is subject to the provisions of the "protective covenants" (intended to enable owners of lands in this subdivision to borrow from the Federal Housing Administration) dated October 18, 1941 and recorded in said Register office in Deed Book 238, page 289, and to the additional covenant that no dwelling costing less than Six Thousand and no/100 (\$6,000.00) dollars shall be erected on said premises or any portion thereof.

It is further agreed that said grantee will pay the taxes on said premises for the year 1947.

Together with all and singular the rights, members, hereditaments and appurtenances to the said premises belonging or in any wise incident or appertaining. To have and to hold all and singular the premises before mentioned unto the said grantee and her heirs and assigns forever.

And I do hereby bind myself, my Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the said EVELYN S. BOYD, her Heirs, and Assigns, against myself and my Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness, my hand and seal, this 20th day of January in the year of our Lord one thousand nine hundred and forty-seven, in the one hundred and seventy-first year of the Independence of the United States of America.

Signed, sealed and delivered in the presence of)
)

Christie C. Prevost)
Robert Dubose)

Gerda L. Prevost (L.S.)

The State of South Carolina,)
County of Greenville.)

Personally appeared before me Christie C. Prevost and made oath that he saw the within named Gerda L. Prevost, sign, seal and as her act and deed deliver the within written deed, and that he with Robert Dubose, witnessed the execution thereof.

Sworn to before me, this 20th)
day of January, A. D. 1947.)
P. Bradley Morrah, Jr.)
Notary Public for South Carolina)

Christie C. Prevost