

STATE OF SOUTH CAROLINA
GREENVILLE COUNTY

AUG 14 3 42 PM 1950

OLLIE FARNSWORTH
R.M.C.
Know All Men by These Presents:

That WE, Julia S. McManus and M. McManus, in the State aforesaid,
in consideration of the sum of - - - - - One and no/100 (\$1.00) - - - - - DOLLARS,

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (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 Eugene G. Martin and Mary H. Martin, their heirs and assigns:

ALL that piece, parcel or lot of land on the West side of Sevier Street in the City of Greenville, County of Greenville, State of South Carolina, and shown on plat recorded in Plat Book "J" at page 209 in the R.M.C. Office for Greenville County, South Carolina, as having the following metes and bounds, to-wit:

BEGINNING at an iron pin at the Southwest intersection of Sevier Street and Brookwood Drive and running thence along the West side of Sevier Street, S. 14-12 E. 57.8 feet to an iron pin; thence S. 14-29 W. 40.4 feet to an iron pin; thence N. 70-08 W. 17.1 feet; thence N. 8-12 E. 96 feet to an iron pin, the point of beginning. Being a small portion of the land conveyed to us by deed of Z. L. Mobley recorded in Vol. 263 at page 204 in the R.M.C. Office for Greenville County, South Carolina, and being located directly across Sevier Street from our residence.

This property is conveyed subject to the following restrictions which are imposed upon said property for the benefit of the grantors and their heirs and assigns:

- (1) Property shall be used exclusively for residential purposes and no other and in conjunction with property now owned by the grantees.
- (2) No dwelling shall be erected on this property so as to face Sevier Street.

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 Heirs and Assigns 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 2nd day of August in the year of our Lord One Thousand Nine Hundred and

Signed, Sealed and Delivered in the Presence of

W. A. Merritt (Seal)
Martha C. Hanna (Seal)

Julia S. McManus (Seal)
M. McManus (Seal)

State of South Carolina, }
Greenville County } Personally appeared before me Martha C. Hanna

and made oath that she saw the within named grantor(s) Julia S. McManus and M. McManus, sign, seal and as their act and deed deliver the within written deed, and that he, with W. A. Merritt witnessed the execution thereof.

Sworn to before me this 2nd day of August, A. D. 1950.

W. A. Merritt (Seal)
 Notary Public for South Carolina

Martha C. Hanna

State of South Carolina, }
Greenville County } RENUNCIATION OF DOWER
I, W. A. Merritt Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Julia S. McManus wife of the within named M. McManus 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 Eugene G. Martin and Mary H. Martin, their Heirs and Assigns, 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 3rd day of August, A. D. 1950.

W. A. Merritt (Seal)
 Notary Public for South Carolina

Julia S. McManus

Cancelled documentary stamps attached: S. C. \$ _____; U. S. \$ _____
Recorded this _____ day of _____ 19____, at _____ M., No. _____