

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY



479 317 S. C.



Know All Men by These Presents:

We, Gaynelle Mae Bates and Virginia Bates Kentera, individually and as Executrices of the Estate of Robert D. Bates, deceased, William T. Bates, J. K. Bates, Corinne T. Bates, individually and as Trustee, in the State aforesaid, in consideration of the sum of -----FIFTEEN HUNDRED AND NO/100 (\$1500.00)-----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 C. Spencer Willingham, his heirs and assigns forever,

"All that certain lot of land in the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot No. 63 of Block "F", as shown on the plat of University Heights, recorded in Plat Book 25 at Page 21, and being more particularly described according to said plat, as follows:

"BEGINNING at an iron pin at the Northwest intersection of Carmel Street and Drayton Drive and running thence with Carmel Street, S. 51-37 W. 89.6 feet to an iron pin in line of Lot 62, thence with the line of said lot, N. 30-26 W. 190 feet to iron pin in line of lot 64; thence with the line of said lot in a Northeasterly direction, 89 feet to an iron pin in the West side of Drayton Drive; thence with said drive, S. 30-26 E. 190 feet to the point of beginning."

This property is conveyed subject to the following restrictions:

- 1. That this property shall be used for residential purposes only.
2. No house shall be constructed on said premises at a cost of less than 10,000.00.
3. The lot described above shall not be recut or resubdivided.
4. Any construction on this lot shall be set back a total of 50 feet from the front lot line.

Grantee is to pay 1953 taxes. STATE OF SOUTH CAROLINA } COUNTY OF GREENVILLE } PROBATE

PERSONALLY appeared before me Ena W. King and made oath that she saw the within named William T. Bates, J. K. Bates, Corinne T. Bates, individually and as Trustee, sign, seal and as their act and deed deliver the within written deed, and that she with E.M. Blythe, Jr. witnessed the execution thereof. SWORN to before me this 27th day of May, 1953. (SEAL) Ena W. King

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 his 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) hands and seals this 23rd day of May in the year of our Lord One Thousand Nine Hundred and Fifty-Three.

Signed, Sealed and Delivered in the Presence of Gaynelle Mae Bates (SEAL), Virginia Bates Kentera (Seal), William T. Bates (Seal), Corinne T. Bates (Seal), Margaret M. Spink, and E.M. Blythe, Jr. (Seal)

STATE OF SOUTH CAROLINA } Greenville County } Personally appeared before me R. J. Jackson Gaynelle Mae Bates and Virginia Bates Kentera, and made oath that he saw the within named grantor(s) Individually and as Executrices of the Estate of Robert D. Bates, Deceased, sign, seal and as their act and deed deliver the within written deed, and that he, with Margaret M. Spink witnessed the execution thereof.

Sworn to before me this 27th day of May, A. D. 1953. Harold A. Bouse (Seal) Notary Public for South Carolina

STATE OF SOUTH CAROLINA, Greenville County } RENUNCIATION OF DOWER I, E.M. Blythe, Jr. Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Patcy S. Bates and Mrs. Alice L. Bates, the wives wife of the within named William T. Bates and J. K. Bates, respectively, 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 C. Spencer Willingham, his Heirs and Assigns, all her interest and estate, and also 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 27 day of May, A. D. 1953. Patcy S. Bates, Alice L. Bates, E.M. Blythe, Jr. (Seal) Notary Public for South Carolina