

STATE OF SOUTH CAROLINA

GREENVILLE COUNTY

Know All Men by These Presents:

That I, Eual L. Craigo, in the State aforesaid, in consideration of the sum of One (\$1.00) Dollar and love and affection

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 Maggie Craigo Pearson, her heirs and assigns:

All that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina, being known and designated as Lot No. 3 of the William M. Tindal Estate as shown on a subdivision and plat made by W. J. Kiddle, Surveyor, on July 13, A.D., 1934, said plat being recorded in the R.M.C. of the for Greenville County in Plat Book "H" at page 264, and having the following metes and bounds and courses and distances, to-wit:

BEGINNING at a point on the east side of the New Buncombe Road, S. corner of Lot No. 4, and running along the line of the said New Buncombe Road, S. 59-15 E. 130 feet to corner of the New Buncombe Road and another road; thence along line of the last mentioned road, N. 50-45 E. 678 feet to a point in or near the center of another road; thence along a line near the center of this last mentioned road, N. 32-15 W. 143 feet to corner of Lot No. 5; thence along S. line of Lots Nos. 5 and 4, S. 50-45 W. 694.8 feet to beginning corner and containing 2.23 acres, more or less.

The above property is conveyed subject to the following conditions:

- (1) The property shall be used only for residential purposes;
(2) No building to be constructed costing less than \$5,000.00;
(3) No building shall be erected within less than 100 feet of the center of the Greenville-Asheville Highway, upon which lot fronts.

This is the same property as was conveyed to grantor by ... dated July 19, 1943, recorded in the R.M.C. of the for Greenville County in Book 255 at page 109.

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 her 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 18th day of February in the year of our Lord One Thousand Nine Hundred and fifty-four

Signed, Sealed and Delivered in the Presence of [Signature] (Seal) [Signature] (Seal) [Signature] (Seal) [Signature] (Seal)

State of South Carolina, Greenville County } Personally appeared before me

and made oath that he saw the within named grantor(s) Eual L. Craigo sign, seal and as his act and deed deliver the within written deed, and that he, with ... witnessed the execution thereof.

Sworn to before me this 18th day of February, A. D. 1954. [Signature] (Seal) Notary Public for South Carolina

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

unto all whom it may concern, that Mrs. Lois C. Craigo wife of the within named Eual L. Craigo 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 Maggie Craigo Pearson, her 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 13th day of February, A. D. 1954. [Signature] (Seal) Notary Public for South Carolina

Cancelled documentary stamps attached: S. C. \$... U. S. \$... 10:46 A.M. Recorded this 20th day of February 1954 at ... M., No. #3939