

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY, APR 17 3 10 PM 1954

Know All Men by These Presents:

That I, William T. Bates, in the State aforesaid, in consideration of the sum of Fifteen Hundred and No/100 (\$1,500.00) 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 Ruth T. Whitlock, her heirs and assigns forever;

All that certain piece, parcel or lot of land in Greenville County, State of South Carolina, in the City of Greenville, being known and designated as Lot 109, as shown on a plat of a revision of Lots 103 through 111 of University Heights, prepared by Piedmont Engineering Service, recorded in Plat Book "FF", Page 120, and being more particularly described according to said plat as follows:

BEGINNING at an iron pin in the South side of Buena Vista Street at the joint front corner of Lots 109 and 109A, and running thence with the joint line of said Lots, S. 10-10 E. 158 feet to an iron pin in line of Lot 108; thence with line of said lot, N. 02-34 W. 95 feet to an iron pin in line of Lot 110; thence with line of said lot, N. 12-13 W. 143.45 feet to an iron pin in the South side of Buena Vista Street; thence with said Street, N. 74-04 E. 100 feet to the point of beginning.

This property is conveyed subject to the following restrictions:

- 1. This property shall be used for residential purposes only.
2. No house shall be constructed on said premises costing 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 40 feet from the front lot line.



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 15th day of March in the year of our Lord One Thousand Nine Hundred and Fifty Four.

Signed, Sealed and Delivered in the Presence of William T. Bates (Seal), E. W. King (Seal), and another witness (Seal).

STATE OF SOUTH CAROLINA, Greenville County. Personally appeared before me E. W. King and made oath that s he saw the within named grantor(s) William T. Bates sign, seal and as his act and deed deliver the within written deed, and that she, with E. M. Elytne, Jr. witnessed the execution thereof.

Sworn to before me this 15th day of March, A. D. 1954. E. W. King (Seal) Notary Public for South Carolina

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

unto all whom it may concern, that Mrs. Patsy S. Bates wife of the within named William T. Bates 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 Ruth T. Whitlock, her 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 15th day of March, A. D. 1954. Patsy S. Bates (Seal) Notary Public for South Carolina

Cancelled documentary stamps attached: S. C. \$; U. S. \$; Recorded this 17th day of March 1954, at 3:10 P.M. M. No. #6113