

GREENVILLE CO. S. C.



JAN 21 10 52 AM

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OLLIE FARNSWORTH R.M.C.

THE STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE

WHEREAS, Rev. R. B. Vaughn, died testate, Jan. 29, 1955, (See Apt. 632 File 31, Greenville County Probate Office) seized and possessed of the within described real property, giving his Executrix, Bessie V. Mitchell, the power to execute and deliver deeds, with the approval of Woodrow R. Vaughn.

KNOW ALL MEN BY THESE PRESENTS, That I, Bessie V. Mitchell, as
Executrix of R. B. Vaughn Estate

in the State aforesaid, in consideration of the sum of
Four Hundred and Forty (\$440.00)----- Dollars

to me in hand paid at and before the sealing of these presents
by Ray Pittman

(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 Ray Pittman, his heirs and assigns forever:



all that piece, parcel or lot of land in Chick Springs Township, Greenville County, State of South Carolina, located near the City of Greer, and being known as lot number TWO (2) on Plat No. 5, of the R. B. Vaughn Estate, made by H. S. Brockman, surveyor, dated July 19, 1956, and recorded in plat book LL page 35, Greenville County R. M. C. Office, and having the following metes and bounds, to wit:

BEGINNING at a stake on the South side of Vaughn Road at the corner of lot 3 and running thence N. 79-30 W., 161 feet along the South side of said road to a stake at the corner of lot of Ola Vaughn; thence S. 3-36 W., 95.6 feet along the Ola Vaughn property to a point on Hawkins land; thence S. 79-48 E., 150 feet along the Hawkins land to rear corner of lot no. 3; thence N. 10-12 E., 93.5 feet along the line of lot No. 3 to the beginning corner.

The within described property is conveyed subject to the following restrictions and protective covenants.

1. That the within described property shall be used for residential purposes only.
2. That no dwelling or other buliding shall be erected any closer than 25 feet to the road or street on which the property fronts.
3. That no dwelling shall be erected on the property that shall have any less than 950 square feet of floor space.

These restrictions are imposed for the mutual advanages and protection of the grantors, and their successors and assigns any violation thereof shall entitle the owners or any portion thereof to bring proceedings in any court of jurisdiction to restrain such violation or to recover damages. These covants shall run with the land and shall be binding on all parties and all persons claiming under them for a period of 25 years.

T16-2-45