

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

JAN 2 11 00 AM 1964



OLLY NORTH

KNOW ALL MEN BY THESE PRESENTS, that We, Richard F. Watson, Jr. and Evelyn P. Watson,

in consideration of Seven Thousand, Five Hundred and No/100 -----Dollars,

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto Clayton C. McKaughan and Rachel P. McKaughan, their heirs and assigns forever:

All that certain piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, Butler Township, on the northern side of Pelham Road, being known and designated as Lot 5 of a subdivision of the grantors' property on Pelham Road and having, according to a plat entitled "Property of Clayton and Rachel P. McKaughan" prepared by Piedmont Engineers and Architects, November 22, 1963, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern edge of Pelham Road at the joint front corner of Lots 4 and 5, which pin is 1, 270 feet measuring along the northern side of Pelham Road from the southeast corner of a lot belonging to Hungerford and running thence along the joint line of said lots 4 and 5, N. 11-08 E. 453.8 feet to an iron pin on the line of other property belonging to the grantors; thence along the line of that property, S. 74-20 E. 260.0 feet to an iron pin at the joint rear corner of Lots 5 and 6; thence along the joint line of said lots, S. 16-52 W. 463.1 feet to an iron pin on the northern edge of Pelham Road; thence along the northern edge of Pelham Road, N. 69-12 W. 100.0 to an iron pin; thence continuing along the northern edge of Pelham Road, N. 73-35 W. 115.0 feet to the beginning.

This conveyance is subject to restrictions and protective covenants which are recorded in the R. M. C. Office for Greenville County in Deed Vol. 690 at Page 531, and is also subject to the following additional restrictions: (1) No building shall be located nearer than 100 feet to the front street line, and no building shall be located nearer than 25 feet to any side or rear lot lines; (2) No dwelling shall be erected on the above described property with the ground floor area of the main structure, exclusive of one-story open porches, breezeways, garages or carports, less than 2,000 square feet in one-story dwelling nor less than 1,500 square feet for a dwelling of more than one story.



together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or appertaining; to have and to hold all and singular the premises before mentioned unto the grantee(s), and the grantee(s)' heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(s)' heirs or successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee(s)' heirs or successors and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor's(s) hand(s) and seal(s) this 27th day of December 1963.

SIGNED, sealed and delivered in the presence of:

Richard F. Watson, Jr. (SEAL)  
Richard F. Watson, Jr.  
Evelyn P. Watson (SEAL)  
Evelyn P. Watson (SEAL)

Carolyn A. Abbott  
Joseph H. Earle, Jr.

STATE OF SOUTH CAROLINA }  
COUNTY OF Greenville }

PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named grantor(s) sign, seal and as the grantor's(s) act and deed deliver the within written deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 27th day of December 1963

Joseph H. Earle, Jr. (SEAL)  
Notary Public for South Carolina.

Carolyn A. Abbott

STATE OF SOUTH CAROLINA }  
COUNTY OF Greenville }

RENUNCIATION OF DOWER

I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife (wives) of the above named grantor(s) respectively, did this day appear before me, and each, 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 whomsoever, renounce, release and forever relinquish unto the grantee(s) and the grantee's(s) heirs or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this 27th day of December 1963.  
Joseph H. Earle, Jr. (SEAL)  
Notary Public for South Carolina.

Lee H. Watson  
Lee H. Watson

RECORDED this 2nd day of January 1964, at 11:08 A. M., No. 13679

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