

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

S. C.
1982
JULY

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KNOW ALL MEN BY THESE PRESENTS, that DAVID PAVLUK AND JAMES D. WOZNICK

in consideration of TEN THOUSAND AND NO/100 (\$10,000.00) ----- 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

JASON C. STOKES AND VELMA B. STOKES, THEIR HEIRS AND ASSIGNS FOREVER:

All that certain piece, parcel or tract of land on Ponder Lane in the State of South Carolina, County of Greenville being exactly 5.0 acres and having the following metes and bounds, to wit:

BEGINNING at a point in the centerline of County Road (Ponder Lane) thence N. 87-07 W., 144.6 feet; thence along said Road N. 89-32 W., 126 feet; thence N. 68-26 W., 164.3 feet; thence N. 77-09 W., 299.3 feet; thence N. 72-06 W., 20.4 feet; thence along a line adjoining the Woznick tract S. 8-28 E., 554.9 feet to an old stone; thence along a line adjoining the Davis tract N. 65-28 E., 614 feet to an iron pin; thence N. 65-43 E., 175.8 feet to an iron pin; thence N. 8-24 W., 62.4 feet to a point in the Road centerline being the point of beginning.

The tract described above is the southern portion of a 16.26 acre tract recorded in Plat Book 105 at page 64 and conveyed to the grantors by Deed of Harold McKinney and James McKinney, Jr. and recorded in the RMC office for Greenville County in Deed Book 1072 at page 228.

RESTRICTIONS: - 3-355 - ^{643.1-1-38.3} _{OUT OF 643.1-1-38.2}

1. Dwelling must be set back a minimum of 35 feet from edge of street.
2. Only one single family residence allowed on this tract. Minimum house size 1,400 square feet living area.
3. Single wide mobile home not allowed. Double wide allowed on permanent brick or block foundation. Minimum double wide size 24 feet by 55 feet.
4. Temporary single wide mobile home allowed for up to one year during construction of permanent dwelling.

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(s) heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(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(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 28 day of June, 1982

SIGNED, sealed and delivered in the presence of:

Nancy J. Pavluk

David Pavluk (SEAL)
David Pavluk (SEAL)
James D. Woznick (SEAL)
James D. Woznick (SEAL)

STATE OF SOUTH CAROLINA }
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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 28 day of June, 1982

Notary Public for South Carolina

My commission expires 5-22-90

Nancy J. Pavluk

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 singular the premises within mentioned and released.

GIVEN under my hand and seal this 28 day of June, 1982

Notary Public for South Carolina

My commission expires 5-22-90

RECORDED this JUL 1 day of 1982 at 12:40 P. M., No. 35