

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

JAN 24 2 11 PM 1952

Know All Men by These Presents:

We, Gaynelle Mae Bates and Virginia Bates Kentera, individually and as Executrices of the Estate of Robert D. Bates, deceased, William T. Bates, in the State aforesaid, That Bates, Corinne T. Bates, individually and as Trustee in consideration of the sum of Twelve Hundred Fifty and No/100- - - - - (\$1250.00) 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 Herbert C. Howell, his Heirs and assigns forever,

All that lot of land in Greenville County, South Carolina, being known and designated as Lot No. 86 of Block F as shown on Plat of University Heights, made for the purpose of the service in January 1949, and having according to said Plat the following description, to-wit:

BEING at an iron pin on the Southern side of Midland Street, ... of Lots Nos. 86 and 85, and running thence with the line of Lot No. 85, ... feet to an iron pin in line of Lot No. 82; thence with the line of Lot No. 82, ... feet to an iron pin on Corinne Drive; thence with the line of Lot No. 82, ... feet to an iron pin; thence with the curve of said lot, ... which is N. 16-35 E. 33.1 feet, to an iron pin on Midland Street; thence with the Southern side of Midland Street, N. 65 E. 106.1 feet to the point of beginning.

This property is conveyed subject to the following restrictions:

- 1. That this property shall be used for residential purposes only.
2. No house shall be constructed on said premises at a cost of less than \$10,000.00
3. The lot described above is not to be recut or resubdivided
4. Any construction on this lot shall be set back a total of 50 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 his 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 31st day of December in the year of our Lord One Thousand Nine Hundred and Fifty-one

Signed, Sealed and Delivered in the Presence of Eleanor McCann, Edward Kern, Guy W. King, and James S. ... Gaynelle Mae Bates, Virginia Bates Kentera, Robert D. Bates, William T. Bates, Corinne T. Bates

STATE OF SOUTH CAROLINA, Greenville County. Personally appeared before me Eleanor McCann and made oath that she saw the within named grantor(s) Gaynelle Mae Bates and Virginia Bates Kentera, individually and as Executrices of the Estate of Robert D. Bates, deceased, sign, seal and as their act and deed deliver the within written deed, and that she, with Edward Kern, sign, seal and as their act and deed witness the execution thereof.

Sworn to before me this 31st day of December, A. D. 1951. Notary Public for South Carolina and California, Eleanore McCann

STATE OF SOUTH CAROLINA, Greenville County. I, E. A. Blythe, Jr., Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Patsy S. Bates and Mrs. Alice L. Bates, the wives of the within named William T. Bates and J. K. Bates, respectively 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 Herbert C. Howell, his 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 31st day of December, A. D. 1951. Notary Public for South Carolina, Mrs. Patsy S. Bates, Mrs. Alice L. Bates

Cancelled documentary stamps attached: S. C. \$; U. S. \$; Recorded this day of 19, at M., No.