

TITLE TO REAL ESTATE Prepared by HINSON, TRAXLER & HAMER, Attorneys, Greenville, S. C.

STATE OF SOUTH CAROLINA
GREENVILLE COUNTY

Know All Men by These Presents:

That We, Ethan C. Allen and Helen Neal Allen in the State aforesaid, in consideration of the sum of TWO THOUSAND, SIX HUNDRED FIFTY AND NO/100 (\$2,650.00) - - - - - 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

FRANCIS W. SHELDON and MARIE J. SHELDON, their heirs and assigns, forever:

All that piece, parcel or lot of land, situate, lying and being in the City of Greenville, County of Greenville, State of South Carolina, on the Northerly side of Wilderness Lane, being known and designated as Lot No. 97, and the Westerly and adjoining two (2) feet of Lot No. 96, Cleveland Forest Subdivision, as per plat thereof recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book "L", pages 56 and 57, and having, according to said plat, the following metes and bounds, to-wit:



BEGINNING at an iron pin on the Northerly side of Wilderness Lane, joint front corner Lots 97 and 98 and running thence N. 17-44 W. 167 feet to an iron pin, joint rear corner Lots 97 and 98; thence N. 70-16 E. 62.04 feet to an iron pin on the rear line of Lot 96, said pin being two (2) feet North-east from joint rear corner of Lots 96 and 97; thence through Lot 96 on a straight line S. 17-44 E. 169.16 feet to a point on the Northerly side of Wilderness Lane in the front line of Lot 96; thence along the Northerly side of Wilderness Lane S. 72-16 W. 62 feet to an iron pin to the point of beginning.



The grantor herein agrees to pay the 1954 taxes on the above-described property.

The above-described property is subject to restrictions recorded in the R.M.C. Office for Greenville County, South Carolina, in Vol. "K", page 60, as amended in Vol. "K", page 90; said property is further restricted in that no residential building may be built thereon costing less than Six Thousand and No/100 (\$6,000) Dollars, nor nearer than fifty (50) feet to the said line. Any residential building built upon the said lot shall face onto Wilderness Lane.

(Prior deed reference Vol. 480, page 534).

TOGETHER with all and Singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging, or in anywise incident or appertaining.

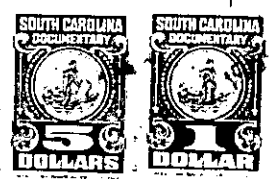
TO HAVE AND TO HOLD all and singular the said Premises before mentioned unto the grantee(s) hereinabove named, and their Heirs and Assigns forever.

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 22nd day of March in the year of our Lord One Thousand Nine Hundred and Fifty-four

Signed, Sealed and Delivered in the Presence of

David G. Traxler
H.L. Hingson



Ethan C. Allen (Seal)
Helen Neal Allen (Seal)

_____ (Seal)

State of South Carolina,
Greenville County

Personally appeared before me David G. Traxler

and made oath that he saw the within named grantor(s) Ethan C. Allen and Helen Neal Allen sign, seal and as their act and deed deliver the within written deed, and that he, with H.L. Hingson witnessed the execution thereof.

Sworn to before me this 22 day of March, A. D. 1954
H.L. Hingson (Seal)
Notary Public for South Carolina

David G. Traxler

State of South Carolina,
Greenville County

RENUNCIATION OF DOWER

I, H. L. Hingson Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Helen Neal Allen wife of the within named Ethan C. Allen 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 Francis W. Sheldon and Marie J. Sheldon, their Heirs and Assigns, all her interest and estate, and also all 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 22 day of March, A. D. 1954
H.L. Hingson (Seal)
Notary Public for South Carolina

Helen Neal Allen

Cancelled documentary stamps attached: S. C. \$ _____; U. S. \$ _____
Recorded this 22nd day of March 1954 at 12:00 P. M., No. #6467