

MAY 24 10 of A.M. 1961

BOOK 674 PAGE 351

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE. }

KNOW ALL MEN BY THESE PRESENTS, that we, Hugh Tallent and Marie Tallent, of Greenville County,

in consideration of (\$1.00) One Dollar and No/100-----Dollars,
love and affection,
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto Hugh Tallent, Jr. and Leanore D. Tallent, their heirs and assigns forever:

ALL that piece, parcel or lot of land just outside the city limits of Greenville near White Horse Road on Easley Highway in a subdivision known as Rolando Hills, according to plat made July 1950 by Piedmont Engineering Company, recorded in the R. M. C. Office for Greenville County, in Plat Book AA, at Page 71, and Lot No. 3, Block B, and being more particularly described as follows:

BEGINNING at an iron pin on Earle Drive at joint front corner of Lot Nos. 3 and 4, and running thence along the line of said lots, N. 25-02 W., 138.4 feet to an iron pin on line of Lot 14; thence running with line of said lot, S.66-09 W., 68.2 feet to an iron pin at rear corner of Lots No. 3 and 14; thence running along the line of Lot Nos. 2 and 3, S. 25-02 E. 140 feet to an iron pin on Earle Drive; thence running with Earle Drive, N. 66-08 E., 70 feet to the point of BEGINNING.

This land shall not be sold, rented or otherwise disposed of to any person of African descent; no residence shall be erected on any lot costing less than \$3,000.00; nor nearer than 25 feet to the front line; nor shall any residence be erected on any lot unless said lot have 50 feet or more frontage; no outside toilets permitted and sewage to be disposed of by approved septic tanks.

THIS deed is made subject to any rights of way of record.

Well and water on this Lot No. 3 is to be available to owners of both Lot No. 3 and Lot No. 2.

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 16th day of May 1961.

SIGNED, sealed and delivered in the presence of:

Lona L. Wharton
Prof. E. W. Wharton

Hugh Tallent (SEAL)

Marie Tallent (SEAL)

____ (SEAL)

____ (SEAL)

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) 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 16th day of May 1961.

Prof. E. W. Wharton (SEAL)
Notary Public for South Carolina.

Lona L. Wharton

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 16th day of May 1961.

Prof. E. W. Wharton (SEAL)
Notary Public for South Carolina.

Marie Tallent

RECORDED this 24th day of May 1961, at 10:01 A. M., No. 29046.

237.2-2-16

Done