

The State of South Carolina, )  
County of Greenville. )

Know all men by these presents that I, Gerda L. Prevost, of said County, in the State aforesaid, in consideration of the sum of Two Thousand, Two Hundred Twenty and No/100 dollars (\$2,220.00) to me in hand paid at and before the sealing of these presents by the grantee hereinafter named (the receipt whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto Vardry D. Ramseur, Jr.

All that certain lot, piece or parcel of land situate, lying and being in said state and county, about three and a quarter miles southeastward from Greenville court house, between the Augusta Road and Reedy River, south of the Greenville Country Club golf course, described as follows:

Beginning at a point on the south side of Riverside Drive thirty four (34) feet east of the joint corners of lots five (5) and six (6), running thence N 85-20 E. a distance of one hundred twenty (120) feet along the front line of lots six (6) and seven (7) to a point on the front line of lot seven (7), running thence S 4-40 E a distance of two hundred seventy (270) feet to a point; thence S 85-20 W, a distance of one hundred twenty (120) feet to a point running thence N 4-40 W, two hundred seventy (270) feet to the beginning point, and being shown as parts of Lots 6 and 7 on Plat hereinafter referred to, as shown on Dalton & Neves' plat of Marshall Forest, made in October, 1928, and recorded in the office of the Register of Mesne Conveyances for said county in Plat Book "H", on pages 133 and 134, and having such metes and bounds as are shown on said plat; this being a part of the land conveyed to me by Southern Guaranty and Trust Company. The title hereby conveyed is subject to the provisions of the "protective covenants" (intended to enable owners of lands in this subdivision to borrow from the Federal Housing Administration) dated October 18, 1941 and recorded in said office in Deed Book 238, page 289, and to the additional covenant- that no dwelling costing less than Ten Thousand and no/100 dollars (\$10,000.00) shall be erected on said premises or any portion thereof.

It is further agreed that said grantee will pay the taxes on said premises for the year 1946. Together with all and singular the rights, members, hereditaments and appurtenances to the said premises belonging or in any wise incident or appertaining. To have and to hold all and singular the premises before mentioned unto the said grantee and his heirs and assigns forever.

And I do hereby bind myself, my Heirs, Executors and Administrators to warrant and forever defend all and singular the said Premises unto the said Vardry D. Ramseur, Jr., his Heirs and Assigns, against myself and my Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness my hand and seal, this 23rd day of March in the year of our Lord one thousand Nine hundred and forty-six, in the one hundred and seventieth year of the Independence of the United States of America,

Signed, sealed and delivered in  
the presence of:

Gerda L. Prevost (L.S.)

L. O. Patterson

Christie C. Prevost

The State of South Carolina, )  
County of Greenville. )

Personally appeared before me Christie C. Prevost and made oath that he saw the within named Gerda L. Prevost, sign, seal and as her act and deed deliver the within written deed, and that he with L. O. Patterson, witnessed the execution thereof.

Christie C. Prevost

Sworn to before me, this 23rd  
day of March, A.D. 1946.

L. O. Patterson

Notary Public for South Carolina

S. C. Stamps \$5.00

U. S. Stamps \$2.75

Recorded March 29th, 1946 at 11:15 A.M. #5291