

1952 2 24

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State of South Carolina,

Greenville County

For True Consideration See Affidavit

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Know all Men by these Presents, That We, The First National Bank of Greenville, S. C., Executor of the Estate of W. C. Cleveland, deceased, and Alice Burnett Cleveland, Executrix of the Estate of W. C. Cleveland, deceased,

in the State aforesaid,

in consideration of the sum of Ten and no/100 (\$10.00) - - - - - Dollars
and other valuable considerations

to us paid by C. L. Land and Hallie C. Land

in the State aforesaid, 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

C. L. Land and Hallie C. Land, their heirs and assigns:

All that piece, parcel or lot of land in Greenville Township, Greenville County, State

of South Carolina, lying and being situate on the Easterly side of Fernwood Lane within the limits of the City of Greenville, South Carolina, being known and designated as the major portion of Lot No. 31 and the Southerly and adjoining one-half (1/2) of Lot No. 32, according to plat of Cleveland Forest, prepared by Dalton & Neves, May, 1940, as revised through October, 1950, as recorded in the R. M. C. Office for Greenville County, South Carolina, in Plat Book M, pages 56 and 57 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Easterly side of Fernwood Lane at joint front corner of Lots Nos. 30 and 31; thence along Fernwood Lane, on an angle, the chord of which is N. 2-37 E. 60 feet to an iron pin at joint front corner of Lots Nos. 31 and 32; thence further along Fernwood Lane, on an angle, the chord of which is N. 14-11 W. 30 feet to an iron pin at the center point of the front line of Lot No. 32; thence through the center of Lot No. 32, on a straight line, N. 73-25 E. 182.7 feet to an iron pin at the center point on the rear line of Lot No. 32 on the Westerly side of Nicholtown Road; thence S. 24-10 E. 203.5 feet to an iron pin; thence S. 62-53 W. 5.4 feet to an iron pin on the joint line of Lots Nos. 30 and 31; thence along the joint line of those lots, N. 79-12 W. 253.6 feet to an iron pin at joint front corner of Lots Nos. 30 and 31 on the Easterly side of Fernwood Lane, the point of beginning.

The grantees herein are to pay the 1952 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; pages 47 and 90. Said property is further restricted in that no residential building may be built thereupon costing less than \$6000.00, nor nearer than 50 feet to the street line. Any residential building built upon said lot shall face onto Fernwood Lane. Subject also to such rights of way and easements heretofore granted.