

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

Know All Men by These Presents:

we, Gaynelle Mae Bates and Virginia Bates Kentera, Individually and as Executrices the Estate of Robert T. Bates, deceased, William T. Bates, J. K. Bates and Corinne T. Bates, Individually and as Trustee in consideration of the sum of TWELVE HUNDRED FIFTY AND NO/100 DOLLARS, (\$1250.00)

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 J. A. Carson, His Heirs and Assigns forever:

All that lot of land in Greenville County, State of South Carolina, in the City of Greenville being known and designated as lot 72 block F as shown on a plat of University Heights, recorded in Plat Book BB, page 21, and being more particularly described according to said plat as follows:

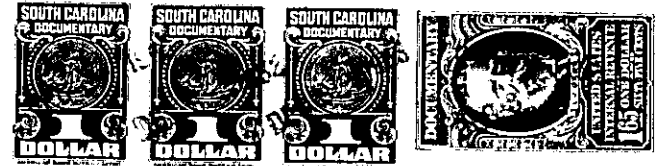
BEGINNING at an iron pin in southwest side of Twinbrook drive (formerly Grayton Drive) at the joint front corner of lot 71 and 72 and running thence with the joint line of said lots S 56-37 W 190.8 feet to an iron pin rear corner lot 73; thence with line of said lot N 32-07 W 100 feet to an iron pin at rear corner of lot 75; thence with line of said lot N 56-37 E.193.7 feet to an iron pin on the southwest side of Twinbrook Drive thence with said drive S 30-26 E 100 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 ...
3. The lot described above shall not be recut or resubdivided.
4. Any construction on this lot shall be set back a total of 50 feet from the front lot line.

Grantee is to pay 1953 taxes.

Corrections inserted before execution of deed.



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 23 day of September in the year of our Lord One Thousand Nine Hundred and Fifty three

Signed, Sealed and Delivered in the Presence of

Margaret M. Spinks, Ethel H. Bynum, Carl S. Blythe

Gaynelle Mae Bates, Virginia Bates Kentera, William T. Bates, Corinne T. Bates

STATE OF SOUTH CAROLINA

Greenville County

Personally appeared before me Margaret M. Spinks, Ethel H. Bynum

and made oath that she saw the within named grantor(s) Gaynelle Mae Bates and Virginia Bates Kentera Individually and Executrices of the Est. of sign, seal and a their act and deed deliver the within written deed; and that he, with Robert T. Bates, Deceased witnessed the execution thereof.

Sworn to before me this 23rd day of September, A. D. 1953

STATE OF SOUTH CAROLINA, Greenville County

CALIFORNIA

RENUNCIATION OF DOWER

I, E. M. Blythe Jr

Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Patsy S. Bates and Mrs. Alice L. Bates, wives of the within named William T. Bates and J. K. Bates 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 J. A. Carson, 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 23 day of September, A. D. 1953

Alice L. Bates, Patsy S. Bates

Cancelled documentary stamps attached: S. C. \$ ; U. S. \$ Recorded this 3rd day of December 1953, at 3:55 P. M., No. #26248

(Continued On Next Page) 28.