

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

APR 25 9 22 AM 1954



Law, Greenville, S. C.

Know All Men by These Presents:

That I, Robert J. Edwards, in the State aforesaid, in consideration of the sum of Eight Hundred and No/100 (\$800.00) - - - - -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 W. E. Bannister, his heirs and assigns forever:

All that lot of land in Greenville County, State of South Carolina, on the Southwest side of Elizabeth Drive, near the City of Greenville, being Lot 236 and the adjoining 25 feet of Lot 235 as shown on a plat of the property of Robert J. Edwards made by Dalton & Neves in May 1951, recorded in Plat Book , at page , and described as follows:

BEGINNING at a stake on the Southwest side of Elizabeth Drive, 436.9 feet Southeast from Barbara Avenue, at corner of a new Street and running thence with the Northwestern side of said new Street, S. 56-30 W. 200 feet to a stake; thence N. 33-30 W. 125 feet to a stake at corner of lot 237; thence with the line of said lot, N. 56-30 E. 200 feet to a stake on Elizabeth Drive; thence with the Southeastern side of said drive, S. 33-30 E. 125 feet to the beginning corner.

Grantee is to pay taxes for 1954.

This property is conveyed subject to the following restrictions which are for the benefit of all other lots shown on said plat:

- 1. Said lot shall be used for resident purposes only, for single family dwellings only.
2. No dwelling shall be erected on said lot containing less than 1200 square feet.
3. No basement, trailer, tent, shack, or other building of temporary nature shall be used as a residence, either temporarily or permanently, nor shall any garage apartment be constructed on said lot.
4. The outer or exterior walls of any residential dwelling shall be of material other than concrete blocks.
5. No building of any kind or residence shall be constructed nearer than 50 feet from front of said lot nor nearer than 20 feet of any side street.
6. Lot shall not be used for any purpose that would constitute a nuisance.

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 23rd day of April in the year of our Lord One Thousand Nine Hundred and Fifty-Four.

Robert J. Edwards (Seal)

Signed, Sealed and Delivered in the Presence of

Sarah L. Campell (Seal)

Ben C. Thornton (Seal)



STATE OF SOUTH CAROLINA, Greenville County

Personally appeared before me Sarah L. Campell

and made oath that she saw the within named grantor(s) Robert J. Edwards

written deed, and that she, with Ben C. Thornton sign, seal and as his act and deed deliver the within witnessed the execution thereof.

Sworn to before me this 23rd day of April, A. D. 1954. Ben C. Thornton (Seal) Notary Public for South Carolina

Sarah L. Campell (Seal)

STATE OF SOUTH CAROLINA, Greenville County

RENUNCIATION OF DOWER

I, Ben C. Thornton Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Pearl M. Edwards wife of the within named Robert J. Edwards 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 W. E. Bannister, 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 23rd day of April, A. D. 1954. Ben C. Thornton (Seal) Notary Public for South Carolina

Pearl M. Edwards (Seal)

Cancelled documentary stamps attached: S. C. \$; U. S. \$ Recorded this 26th day of April 1954, at 9:22 A.M., No. #9245

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