

STATE OF SOUTH CAROLINA,
GREENVILLE COUNTY

JOLLIE FARNSWORTH
C.M.C.

Know All Men by These Presents:

That We John Ballenger And Daisy Ballenger
in consideration of the sum of Two Hundred Fifty Dollars, And No/100 in the State aforesaid,
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 Edd, Rackley

All that piece, parcel ~~one~~ lot of land located outside city limits of Greenville near White Horse Road and Easley Highway #29 in subdivision known as Rolando Hills according to plat made July 1950 by Piedmont Engineering Service, recorded in RMC Office for Greenville County in platt Book "AA" at page 71, said lot being #22 and more particularly described as follows

BEGINNING at iron pin on Ashland Drive of Block D joint front corners of lots #21 and #22 and running thence N.20-33 E. 70' to an iron pin on Ashland Drive joint front corners of lots #22 and #23; thence along the line of lots #22 and #23 N.64-28 W.134.4' to an iron pin joint rear corner of lots #23 and #22; thence S.20-33 W. 85.6' to an iron pin joint rear corner of loys #22 and #21; thence S.70-54 E. 140.7' to an iron pin on Ashland Drive, point of beginning.

RESTRICTIONS;

1. Said land shall not be sold, rented or otherwise disposed of to any person of African decent.
2. No residence shall be erected at a cost less than \$3000 nor nearer than 25' to the front line; nor shall any residence be erected on any lot unless said lot have 50' frontage or more.
3. No outside toilets are permitted and sewage must be disposed of by approved septic tanks.

This deed is made subject to any rights of way which may have previously been given.

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 ^{14th} day of Dec. in the year of our Lord One Thousand Nine Hundred and ^{Fifty Four}

Signed, Sealed and Delivered in the Presence of

<i>S. A. Philpot</i>	<i>John Ballenger</i> (Seal)
<i>J. F. Philpot</i>	<i>Daisy Ballenger</i> (Seal)
	(Seal)
	(Seal)

State of South Carolina, } Personally appeared before me *S. A. Philpot*
Greenville County

and made oath that he saw the within named grantor(s) *John Ballenger* sign, seal, and as ~~his~~ act and deed deliver the within written deed, and that he, with *J. F. Philpot* witnessed the execution thereof.

Sworn to before me this 14 day of Dec, A. D. 1954
J. F. Philpot (Seal)
Notary Public for South Carolina

State of South Carolina, } RENUNCIATION OF DOWER
Greenville County I, *J. F. Philpot* Notary Public, do hereby certify

unto all whom it may concern, that Mrs. *Daisy Ballenger* wife of the within named *John Ballenger* 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 *Edd Rackley and his* Heirs and Assigns, all her interest and estate, and also all 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 14 day of Dec, A. D. 1954
J. F. Philpot (Seal)
Notary Public for South Carolina *Daisy Ballenger*

Cancelled documentary stamps attached: S. C. \$ _____; U. S. \$ _____
Recorded this 24th day of March 1955 at 1 P.M., No. 7597
237-783