

STATE OF SOUTH CAROLINA,  
GREENVILLE COUNTY

PR 20 9 5 11  
Know All Men by These Presents:

That I, D. B. Tripp, in the State aforesaid,  
in consideration of the sum of Eleven hundred no/100 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 Carroll H. Leeds and Lucille M. Leeds, their heirs and assigns forever:

All that certain lot of land in Paris Mountain Township, Greenville County, State of South Carolina, near the Duncan Chapel Road, being a portion of the J. E. Thackston Home Place, and being known as Lot No. 14 on plat known as "Map No. 2, Montague Circle", property of D. B. Tripp, as per plat and survey of C. O. Riddle, L. S., April 1954, recorded in the R. M. C. Office for Greenville County in Plat Book 66, page 51, and having the following metes and bounds according to said plat:

BEGINNING at an iron pin at the southeast corner of Montague Circle and Louise Street (at edge of an 8-foot strip reserved for sidewalk) and running thence with Louise Street S. 74-26 E. 201.1 feet to an iron pin on the edge of a 30-foot alley reserved for service and utilities; thence with said alley S. 15-24 W. 133.6 feet to an iron pin at corner of Lot No. 15; thence with line of Lot No. 15, N. 70-40 W. 210 feet to iron pin on the edge of Montague Circle; and thence with Montague Circle N. 19-20 E. 120 feet to the beginning corner, being a portion of the same conveyed to me by P. K. Thackston, et al, by deed dated January 31st, 1947, and recorded in Book 307, page 69.

This property is conveyed subject to the following conditions and restrictions:  
(1) Said property is to be used for residential purposes only.  
(2) No residence shall be erected on any lot in said subdivision costing less than \$8,500.00.  
(3) The building line as shown on said plat shall be adhered to.  
(4) No cattle, hogs, or live stock of any kind, shall be kept on the premises.  
(5) No residence is to be built on any lot or portion thereof, unless said lot has 100 feet, or more, of street frontage.

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 their 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 5th day of April in the year of our Lord One Thousand Nine Hundred and fifty-five

Signed, Sealed and Delivered in the Presence of

*Anna M. Denty*  
*M. Machen*

*M. Machen*

(Seal)  
(Seal)  
(Seal)  
(Seal)

State of South Carolina,  
Greenville County

Personally appeared before me T. R. Machen

and made oath that he saw the within named grantor(s) D. B. Tripp sign, seal and as his act and deed deliver the within written deed, and that he, with Anna M. Denty witnessed the execution thereof.

Sworn to before me this 5th day of April, A. D. 1955.

*Anna M. Denty* (Seal)  
Notary Public for South Carolina

*M. Machen*

State of South Carolina,  
Greenville County

GRANTOR A WIDOWER  
RENUNCIATION OF DOWER

Notary Public, do hereby certify



GIVEN under my hand and seal this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_

(Seal)  
Notary Public for South Carolina

privately and separately examined by me, did declare that she does freely, voluntarily and without fear of any person or persons whomsoever, renounce, release, and forever release, Heirs and Assigns, all her interest and right in and to all and singular the premises within mentioned and released.

(Continued on Next Page)

Cancelled documentary stamps attached: S. C. \$\_\_\_\_\_; U. S. \$\_\_\_\_\_  
Recorded this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_ at \_\_\_\_\_ M., No. \_\_\_\_\_

DI-7-52