

STATE OF SOUTH CAROLINA

GREENVILLE COUNTY MAY 11 1 24 PM 1955

Know All Men by These Presents:

That I, Jeff R. Richardson, as Trustee, in the State aforesaid, in consideration of the sum of One Thousand, Three Hundred, Fifty Dollars (\$1,350.00) 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 R. C. Coley

All that piece, parcel or lot of land in Austin Township, Greenville County, State of South Carolina and being known and designated as lots Nos. 3, 4, 76 and 79 of a subdivision known as Forest Park, plat recorded in Plat Book EE, Pages 64 and 65; reference to which is hereby craved for more complete description. This property was formerly known as Gresham Park. A partial plat thereof being recorded in R. M. C. Office for Greenville County in Plat Book BB, Pages 70 and 71. This is part of the same property conveyed to me by William C. Gresham, Sr. and Wilbon H. Gresham by deed dated November 6, 1953 and recorded in Deed Book 488, Page 267 in R. M. C. Office for Greenville County.

The above property is being conveyed subject to the following restrictions:

- 1: No commercial building to be erected on said premises.
- 2: No dwelling shall be erected costing less than \$10,000.00.
- 3: Any dwelling erected must be at least 35 ft. or more from street.
- 4: No livestock such as horses, cattle, pigs, chickens, etc. shall be housed or pastured on premises.
- 5: Any dwelling constructed must be equipped with modern plumbing and either connected to sewer line or a satisfactory septic tank.



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 13th day of May in the year of our Lord One Thousand Nine Hundred and Fifty-four

Signed, Sealed and Delivered in the Presence of

Jeff R. Richardson
Arthur S. Eby

Jeff R. Richardson (Seal)

_____ (Seal)

State of South Carolina, }
Greenville County

Personally appeared before me *Jeff R. Richardson*

and made oath that he saw the within named grantor(s) Jeff R. Richardson, as Trustee sign, seal and as his act and deed deliver the within written deed, and that he, with *Arthur S. Eby* witnessed the execution thereof.

Sworn to before me this 13 day of May, A. D. 1954
Arthur S. Eby (Seal)
Notary Public for South Carolina

Jeff R. Richardson

State of South Carolina, }
Greenville County

RENUNCIATION OF DOWER

I, _____ Notary Public, do hereby certify

unto all whom it may concern, that Mrs. *Mrs. Dow* wife of the within named *Richard* 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 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 _____ day of _____, A. D. 19_____

Notary Public for South Carolina

Cancelled documentary stamps attached: S. C. \$ _____; U. S. \$ _____
Recorded this 11th day of May 1955 at 1:24 P.M. #12064
301-1-13 301-5-3446