

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

Know All Men by These Presents:

That I, W. H. Hendrix in the State aforesaid, in consideration of the sum of Seven Hundred Ninety-Five and No/100 (\$795.00) 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 Esko Hester, his heirs and assigns forever:

All that lot of land in Greenville County, State of South Carolina, on the Southern side of Redwood Drive, near the City of Greenville, being shown as lot # 3, on plat of property of W. H. Hendrix, made by Dalton & Neves in December 1953, recorded in the R.M.C. Office for Greenville County in Plat Book HH at Page 31 and described as follows:

BEGINNING at a stake on the Southern side of Redwood Drive, 135 feet West from the angle of said Drive, at corner of lot # 2, and running thence with the line of said lot, S. 3-30 E. 195 feet to a stake; thence S. 86-30 W. 80 feet to a stake at corner of lot 4; thence with line of said lot, N. 3-30 W. 195 feet to a stake on Redwood Drive; thence with the Southern side of said Drive, N. 86-30 E. 80 feet to the beginning corner.

This conveyance is made subject to the following restrictions:

- 1. All of said lots shall be used for residential purposes only.
2. No residence shall be constructed on any of said lots having an area of less than 1000 square feet exclusive of porches.
3. No house or structure shall be built with exposed cement blocks.
4. The building line as shown on said plat shall be adhered to.
5. No trailer, basement, tent, shack, garage, barn or other outbuilding erected in the tract shall at any time be used as a residence temporarily or permanently, nor shall any structure of a temporary nature be used as a residence.
6. These restrictions shall run with the land, and shall be binding upon all parties and all parties claiming under them until January 1, 1975.
7. If any owner of any lot shall violate or attempt to violate any of the restrictions herein, any other person or persons owning any real estate in said subdivision may prosecute any proceedings at law or in equity, to prevent such violation or recover damages for such violation.

Grantee is to pay 1955 taxes.

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.

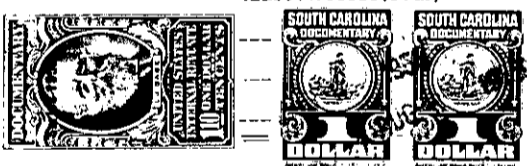
And the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s) Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and the grantee's(s) Heirs and Assigns against the grantor(s) and the grantor's(s) Heirs 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 4 day of August in the year of our Lord One Thousand Nine Hundred and Fifty-Five

Signed, Sealed and Delivered in the Presence of

Ena W. King
Ben C. Thornton

W. H. Hendrix (Seal)



STATE OF SOUTH CAROLINA, Greenville County

Personally appeared before me Ena W. King

and made oath that he saw the within named grantor(s) W. H. Hendrix

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 4th day of August, A. D. 1955

Ben C. Thornton (Seal) Notary Public for South Carolina

Ena W. King

STATE OF SOUTH CAROLINA, Greenville County

RENUNCIATION OF DOWER

I, Lucille Anthony Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Rose R. Hendrix wife of the within named W. H. Hendrix

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 Esko Hester, 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 4 day of August, A. D. 1955

Lucille Anthony (Seal) Notary Public for South Carolina

Rose R. Hendrix

Cancelled documentary stamps attached: S. C. \$; U. S. \$; Recorded this 6th day of August 1955 at 12:31 P.M., No. #20108

240-2-59