

GREENVILLE CO. S.C. 11:32 AM 1955

BOOK 532 Page 215

STATE OF SOUTH CAROLINA GREENVILLE COUNTY

Know All Men by These Presents:

That I, L. R. Richardson in the State aforesaid, in consideration of the sum of Three Hundred Fifty and no/100(\$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 Jeff R. Richardson, his heirs and assigns forever:

All that certain piece, parcel or lot of land situate lying and being in the County of Greenville, State of South Carolina in Austin Township known and designated as lot No. 135 in the subdivision known as Hunters Acres according to a survey and plat made by W. J. Riddle in May, 1952 and recorded in the R. M. C. Office for Greenville County in deed book "BB", page 41, reference to which is hereby craved for more complete description.

Being a part of the property conveyed to the Grantor by G. R. Richardson by deed dated July 31, 1953 and recorded in the R. M. C. Office for Greenville County in Deed Book 512, Page 352.

The lots above described are conveyed subject to the following restrictions which shall enure to the benefit of the owners of all other lots in said subdivision: (1) No residence costing less than \$3,000.00 of having less than 720 sq. feet of floor space shall be erected upon either of said lots. (2) No residence constructed upon said lots shall be occupied until construction of said residence is entirely completed. (3) The roof of each residence constructed upon said lots shall be of composition or asbestos material. (4) No outside toilets shall be permitted on said lots. (5) no hogs shall be maintained on said premises. (6) no residence shall be constructed nearer than 45 feet from the street line upon which said line abuts.

TOGETHER with all and Singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging, or in anywise incident or appertaining

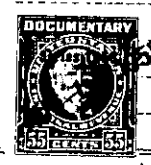
TO HAVE AND TO HOLD all and singular the said Premises before mentioned unto the grantee(s) hereinabove named, and his Heirs and Assigns forever.

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 15th day of April in the year of our Lord One Thousand Nine Hundred and Fifty-five

Signed, Sealed and Delivered in the Presence of

[Signatures of witnesses]



[Signature of L. R. Richardson] (Seal)

State of South Carolina, Greenville County

Personally appeared before me J. F. Higgs

and made oath that he saw the within named grantor(s) L. R. Richardson written deed, and that he, with R. F. West sign, seal and as his act and deed deliver the within witnessed the execution thereof.

Sworn to before me this 15th day of April A. D. 19 55 [Signature of Notary Public]

[Signature of J. F. Higgs]

State of South Carolina, Greenville County

RENUNCIATION OF DOWER

I, Jeff Richardson, Jr. Notary Public, do hereby certify

unto all whom it may concern, that Mrs. [Signature] wife of the within named L. R. Richardson 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 Jeff R. Richardson, 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 15th day of April A. D. 19 55 [Signature of Notary Public]

[Signature of G. Richardson]

Cancelled documentary stamps attached: S. C. \$; U. S. \$ 11:32 A.M. Recorded this 18th day of August 1955 at No. 21191

304-4-9