

BOOK 574 PAGE 394
 SM-5-56
 TITLE OF REAL ESTATE—Form 137½—W. A. Seybt & Co., Office of the
STATE OF SOUTH CAROLINA
 COUNTY OF GREENVILLE

FILED
 APR 9 1957 A.M.



Know All Men by These Presents:

That I, **M. W. Fore** in the State aforesaid,
 in consideration of the sum of **Eight Hundred & NO/100 - - - (\$800.00) - - - - - DOLLARS,**

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (the receipts whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said **Glendean J. Riley,** her heirs and assigns forever:

ALL that piece, parcel or lot of land in the State and County aforesaid, being known and designated as Lot No. 59 as shown on a plat of Oxford Estates subdivision, recorded in the R. M. C. Office for Greenville County in Plat Book W, at Page 158, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on Caroline Street at joint front corners of Lots Nos. 59 and 60 and running thence along the line of said lots, N. 65-06 W. 149.9 feet to iron pin; thence running with line of Lot No. 58, N. 24-46 E. 77.7 feet to iron pin on Caroline Street; thence running with said Street, S. 65-33 E. 115 feet to iron pin; thence running S. 20-32 E. 48.7 feet to iron pin; thence running S. 24-54 W. 43.9 feet to point of beginning.

THAT the said lands shall not be sold, rented or otherwise disposed of to any negro or person of African descent; no residence to cost less than Eight Thousand Five Hundred (\$8,500.00) Dollars shall be erected on said lots; no residence shall be erected on any lot unless said lot has fifty (50) feet or more, frontage; no residence shall be built on any lot nearer than thirty (30) feet to the front line; no outside toilets permitted and sewage to be disposed of by approved septic tanks; no business buildings shall be erected on any lots other than lots fronting on Staunton Bridge Road.

THIS conveyance is subject to all easements and rights of way of record.

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 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 **8th.** day of **April** in the year of our Lord One Thousand Nine Hundred and **Fifty-seven**

Signed, Sealed and Delivered in the Presence of
Hazel Christie } _____ (Seal)
Earlene Watson } _____ (Seal)
 _____ (Seal)
 _____ (Seal)

State of South Carolina } Personally appeared before me **Hazel Christie**
 COUNTY OF GREENVILLE }
 and made oath that s he saw the within named grantor(s) **M. W. Fore**
 written deed, and that s he, with **Earlene Watson** sign, seal and as his act and deed deliver the within witnessed the execution thereof.

Sworn to before me this **8th.**
 day of **April**, A. D., 19 **57**
Earlene Watson (Seal)
 Notary Public for South Carolina } *Hazel Christie*

State of South Carolina } **RENUNCIATION OF DOWER**
 COUNTY OF GREENVILLE } I, **Earlene Watson** Notary Public, do hereby certify
 unto all whom it may concern, that Mrs. **Aubrey C. Fore**
 wife of the within named **M. W. Fore**
 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 **Glendean J. Riley,** her 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 **8th.**
 day of **April**, A. D., 19 **57**
Earlene Watson (Seal)
 Notary Public for South Carolina } *Aubrey C. Fore*

Cancelled documentary stamps attached: S. C. \$ _____; U. S. \$ _____ 9:30 A.M.
 Recorded this **9th** day of **April**, 19 **57**, at **/** M., No. **8467**

252-1-91