

GREENVILLE CO. S. C.

SEP 4 12 37 PM 1957



STATE OF SOUTH CAROLINA
COUNTY OF Greenville

OLLE... WORTH
N. C.

Know All Men by These Presents:

That I, Lawrence Knighton in the State aforesaid, in consideration of the sum of Six Hundred Fifty and No/100 -- 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

Alfred L. Vaughn, his heirs or assigns:

All that certain piece, parcel or lot of land in or near the Town of Simpsonville, Austin Township, Greenville County, State of South Carolina, being known and designated as lot No. 54 in a subdivision known as Forest Park, formerly known as Gresham Park, plat of said subdivision being recorded in Plat Book BB, pages 70 and 71 in the Greenville County R. M. C. Office and being the same lot conveyed to Jeff R. Richardson by Jeff R. Richardson Trustee by deed recorded in Vol. 507, page 149. For a fuller description of lot, reference is here made to plat above referred too and courses and distances, metes and bounds as described therein are here made a part and parcel of this conveyance.

The property conveyed is subject to the following restrictions:

- 1- No building other than residential property shall be constructed on any lot herein conveyed.
- 2- No dwelling costing less than \$10,000.00 shall be constructed on this property.
- 3- No livestock such as cattle, horses, hogs, goats or chickens shall be maintained, housed or pastured on this property.
- 4- Any residence must be constructed at least 35 feet from the street.

This is the same lot conveyed to Lawrence Knighton by Jeff R. Richardson by deed dated May 27, 1957 and not yet recorded, to be recorded in the Greenville County R. M. C. Office.

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 29th day of August in the year of our Lord One Thousand Nine Hundred and Fifty Seven

Signed, Sealed and Delivered in the Presence of

S. W. Hiott, Jr.
D. L. Bramlett, Jr.

Lawrence Knighton (Seal)

(Seal)

State of South Carolina

COUNTY OF Greenville

Personally appeared before me S. W. Hiott, Jr.

and made oath that he saw the within named grantor(s) Lawrence Knighton sign, seal and as his act and deed deliver the within written deed, and that he, with D. L. Bramlett, Jr. witnessed the execution thereof.

Sworn to before me this 29th day of August, A. D., 1957
D. L. Bramlett, Jr. (Seal)
Notary Public for South Carolina

S. W. Hiott, Jr.

State of South Carolina

COUNTY OF Greenville

RENUNCIATION OF DOWER

I, D. L. Bramlett, Jr., A Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Jean T. Knighton wife of the within named Lawrence Knighton 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 Alfred L. Vaughn, 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 29th day of August, A. D., 1957
D. L. Bramlett, Jr. (Seal)
Notary Public for South Carolina

Jean T. Knighton

Cancelled documentary stamps attached: S. C. \$ _____; U. S. \$ _____
Recorded, this 4th day of September, 1957, at 12:37 P.M., No. 20973

301-1-24