

STATE OF SOUTH CAROLINA,
GREENVILLE COUNTY

GREENVILLE CO. S. C.

BOOK 590 PAGE 545

JAN 13 9 30 AM 1958

Know All Men by These Presents:

That J. A. SIZEMORE

OLLIE FARR NORTH

in the State aforesaid,
DOLLARS,

in consideration of the sum of Eight Hundred and No/100

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 BROADUS L. FARR AND RUTH B. FARR, their heirs and assigns, forever:

ALL that lot of land, situate on the North side of Stephenson Road (leading West from Berry Road to Taylors-Brushy Creek Road) and on the West side of Berry Road, in Chick Springs Township, in Greenville County, South Carolina, and being shown as Lot No. 3 on plat of Property of James A. Sizemore, made by H. S. Brockman, Surveyor, September 1, 1956, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin at the Northwest corner of the intersection of Berry Road and Stephenson Road, and running thence along the West side of Berry Road, N. 34-45 W. 140.1 feet to an iron pin; thence with the line of Lot 2, S. 69-45 W. 201.6 feet to an iron pin; thence along the line of Lot 4, S. 33-46 E. 139.1 feet to an iron pin on the North side of Stephenson Road; thence along the North side of Stephenson Road, N. 69-45 E. 204 feet to the beginning corner.

This property is conveyed subject to the following restrictions:

1. Said property shall be used for residential purposes only.
2. No residence shall be constructed on said property containing less than 1100 square feet on the first floor exclusive of open porches, breeze-ways and garages.
3. No residence shall be constructed on said lot nearer than 50 feet on Stephenson Road.

This is a portion of that property conveyed to the Grantor herein by deed of Glover Hart, dated September 12, 1956, recorded in the RMC Office for Greenville County, S. C., in Deed Book 562, page 186.

Grantees to pay 1958 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 their 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 4TH day of January in the year of our Lord One Thousand Nine Hundred and Fifty Eight

Signed, Sealed and Delivered in the Presence of

Al Ellison
Hazel Ellison

James A. Sizemore



State of South Carolina,
DUVAL
Greenville County

Personally appeared before me Hazel J. Ellison

and made oath that he saw the within named grantor(s) J. A. Sizemore sign, seal and as his act and deed deliver the within written deed, and that he, with A. W. Ellison witnessed the execution thereof.

Sworn to before me this 4TH day of January, A. D. 19 58

Hazel J. Ellison
Hazel J. Ellison

Notary Public for South Carolina Florida
My Commission expires: 2/2/61

State of South Carolina,
Greenville County

RENUNCIATION OF DOWER

I, *Al Ellison* Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Jean H. Sizemore wife of the within named J. A. Sizemore 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 Broadus L. Farr and Ruth R. Farr, their 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 4TH day of January, A. D. 19 58

Jean H. Sizemore

Notary Public for South Carolina Florida
My Commission expires: 2/2/61

Cancelled documentary stamps attached: S. C. \$ U. S. \$
Recorded this 13th day of January 19 58, at 9:30 A. M., No. 983

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