

State of South Carolina,

Greenville County

FILED
GREENVILLE CO. S. C.

Declaratory Judgment Act Affirmed

22 Page 33

JUN 29 12 22 PM 1959

Know all Men by these presents, That ^{OLLIE FA-NORTH}
I, Hugh P. Smith,

in the State aforesaid,

in consideration of the sum of Ten (\$10.00) Dollars and other valuable consideration,

DOLLAR

to me paid by Genevieve W. Stephens

in the State aforesaid, 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 Genevieve W. Stephens, her heirs and assigns forever:

All that certain piece, parcel or lot of land, with the buildings and improvements thereon, lying and being at the westerly corner of the intersection of Altamont Road and Lake Circle Road, on Paris Mountain, near the City of Greenville, S. C., containing 2.32 acres, and being shown as the property of Genevieve W. Stephens on a plat entitle "Property of Dr. Hugh Smith", made by Dalton & Neves, dated April, 1959, revised in May, 1959, and recorded in the RMC Office for Greenville County, S. C. in Plat Book MM, page 113, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at a point in the intersection of Altamont Road and Lake Circle Road, and running thence along a line in Altamont Road the following courses and distances, to-wit: S 82-15 W 210 feet to a point; S 55-06 W 168 feet to a point; S 83-22 W 155 feet to a point; N 47-21 W 75.6 feet to a point; N 12-32 E 19.3 feet to an iron pin on the northeasterly edge of Altamont Road, corner of property of Hugh P. Smith; thence along the line with the Smith property the following courses and distances, to-wit: N 12-32 E 202 feet to a point; N 59-22 E 45 feet to a point; N 89-51 E 40 feet to a pole; S 81-19 E 144 feet to an iron pin; S 86-45 E 165 feet to an iron pin on the southwesterly side of Lake Circle Road; thence continuing S 86-45 E 27.8 feet to a point in or near the center of Lake Circle Road; thence along a line in Lake Circle Road S 39-20 E 149 feet to the point of beginning.

This is part of the property conveyed to the grantor herein by deed of Louise C. Gower, dated January 15, 1945, and recorded in the RMC Office for Greenville County in Deed Book 271, page 215. By this deed the said Louise C. Gower did convey unto the said Hugh P. Smith all of the rights and privileges which were reserved by the said Louise C. Gower in an agreement made between her and William T. Osteen pertaining to the height of the trees on the property of the said William T. Osteen for view purposes, which rights and privileges are more fully set forth in the deed made by the said Louise C. Gower to William T. Osteen, dated September 22, 1937, and recorded in said RMC Office in Deed Book 250, page 408. The grantor herein does hereby convey unto the grantee herein, her heirs and assigns, the right and privilege to participate in the view rights which the grantor has in, over and upon the property of the said William T. Osteen.

As part of the consideration hereof, it is understood and agreed by the parties hereto that this property shall be used for residential purposes only.

GRANTEE TO PAY 1959 TAXES.

461-1-16.1

Out of 461-1-16