FILED

DEC 28 1960 A M.

Mrs. Ollie Farnsworth

R. M. C.

BOOK 665 PAGE 227

8M 10-58
TITLE OF REAL ESTATE —Form 137½—W. A. Seybt & Co., Office Supplies, Gre

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

Know All Men by These Presents:

That I, M. W. Fore in the State aforesaid, in consideration of the sum of One Hundred Fifty & NO/100 ($150.00) - - - - - - 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 W. H. Riddleberger, Jr. and Carol S. Riddleberger, their heirs and assigns forever:

ALL that piece, parcel or lot of land in Greenville County, State of South Carolina, being known and designated as Lot No. 79, as shown on a Plat of Valencia Estates by W. N. Willis, Engineers, dated November 19, 1960, recorded in the R. M. C. Office for Greenville County in Plat Book MM, at Page 179, and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on Seville Street, joint front corners of Lots Nos. 79 and 80 and running thence along the line of said lots, N. 85-28 W. 347.7 feet to iron pin; thence running, S. 38-30 E. 109 feet to iron pin rear line of Lot 78; thence running with line of said lot, S. 85-28 E. 307.7 feet to iron pin on Seville Street; thence running with said Street, N. 17-47 W. 86.6 feet to iron pin at point of beginning.

NO residence to cost less than Ten Thousand ($10,000.00) Dollars shall be erected on any lot; no residence shall be erected on lots nearer than thirty-five (35) feet to the front line; no residence shall be built on any lot unless said lot has 70 feet, or more, frontage; no outside toilets permitted and sewage to be disposed of by approved septic tanks; all lots to be used for residential purposes only.

THIS deed is made 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 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 12th. day of December in the year of our Lord One Thousand Nine Hundred and Sixty

M W Fore (Seal)

Signed, Sealed and Delivered in the Presence of
V. Earlene Watson
Hazel Christie

(Seal)
(Seal)
(Seal)
(Seal)

State of South Carolina
COUNTY OF GREENVILLE

Personally appeared before me Hazel Christie and made oath that she saw the within named grantor(s) M. W. Fore sign, seal and as his act and deed deliver the within written deed, and that she, with V. Earlene Watson witnessed the execution thereof.

Sworn to before me this 12th. day of December A. D., 1960
V. Earlene Watson (Seal)
Notary Public for South Carolina

Hazel Christie

State of South Carolina
COUNTY OF GREENVILLE

RENUNCIATION OF DOWER

I, V. 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 W. H. Jr. & Carol S. Riddleberger, 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 12th. day of December A. D., 1960
V. Earlene Watson (Seal)
Notary Public for South Carolina

Aubrey C. Fore

MG6.3-4-113

Cancelled documentary stamps attached: S. C. $.....; U. S. $.....

Recorded this 28th day of December 1960, at 9:30 A. M., No. #16261